

Unit 506 - Quadomain Catania

506 - 2301 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: A11530882
 Status: Active
 Size: 1,000 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Assigned Parking
 View:
 List Price: \$409,000
 List PPSF: \$409
 Valuated Price: \$304,000
 Valuated PPSF: \$314

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

Building Information

Number of units: 203
 Number of active listings for rent: 5
 Number of active listings for sale: 5
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

Building Association Information

Quadomain Condominium Association Inc
 U2201 South Ocean Drive # 2
 Hollywood, FL 33019
 (954) 921-8902

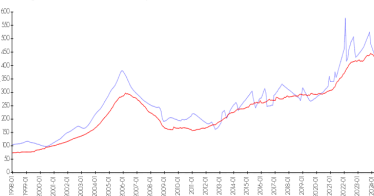
http://www.quadomainweb.com/quadomain/outside_home.asp

Recent Sales

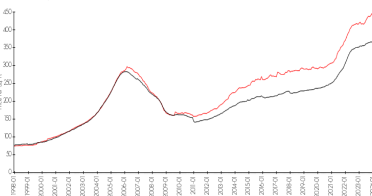
Unit #	Size	Closing Date	Sale Price	PPSF
308	1,090 sq ft	Dec 2023	\$490,000	\$450
1208	1,090 sq ft	Dec 2023	\$577,000	\$529
1007	1,240 sq ft	Jul 2023	\$650,000	\$524
2003	1,400 sq ft	Jun 2023	\$750,000	\$536

Market Information

Quadomain Catania vs Hollywood Beach



Hollywood Beach vs Broward



Quadomain Catania: \$432/sq. ft.
 Hollywood Beach: \$426/sq. ft.

Hollywood Beach: \$426/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Quadomain Catania 2%
 Hollywood Beach 5%
 Broward 4%



Avg. Time to Close Over Last 12 Months

Quadomain Catania	90 days
Hollywood Beach	86 days
Broward	67 days