

# Unit 2502N - Summit Towers

2502N - 1201 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number: A11543771  
 Status: Active  
 Size: 1,990 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Covered Parking,Deeded Parking  
 View:  
 List Price: \$895,000  
 List PPSF: \$450  
 Valuated Price: \$933,000  
 Valuated PPSF: \$486

*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: 567  
 Number of active listings for rent: 4  
 Number of active listings for sale: 18  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 33  
 Number of sales over the last 6 months: 23  
 Number of sales over the last 3 months: 12

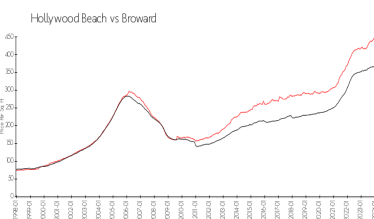
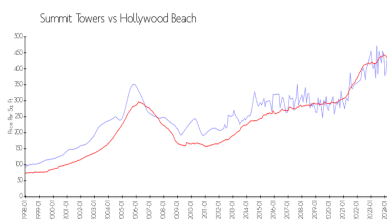
## Building Association Information

Summit Towers Condominium Association Inc  
 1201 S Ocean Drive Hollywood, FL33019  
 (954) 925-3337

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
208N	1,088 sq ft	May 2024	\$350,000	\$322
804N	1,600 sq ft	Apr 2024	\$500,000	\$313
120S	1,058 sq ft	Apr 2024	\$345,000	\$326
1001S	1,990 sq ft	Apr 2024	\$1,100,000	\$553
907N	1,190 sq ft	Mar 2024	\$600,000	\$504
2203N	1,570 sq ft	Mar 2024	\$790,000	\$503
1602N	1,920 sq ft	Mar 2024	\$890,000	\$464
2411S	1,660 sq ft	Mar 2024	\$820,000	\$494
901N	1,990 sq ft	Mar 2024	\$750,000	\$377
306N	832 sq ft	Mar 2024	\$302,000	\$363
110S	1,150 sq ft	Mar 2024	\$326,000	\$283

## Market Information



Summit Towers: \$435/sq. ft.  
 Hollywood Beach: \$426/sq. ft.

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



## Inventory for Sale

Summit Towers	3%
Hollywood Beach	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Summit Towers	61 days
Hollywood Beach	86 days
Broward	67 days