

Unit 706 - Le Club International

706 - 2845 NE 9 St, Fort Lauderdale, FL, Broward 33304

Unit Information

MLS Number: A11550660
 Status: Active
 Size: 2,630 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 4
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$1,475,000
 List PPSF: \$561
 Valuated Price: \$1,360,000
 Valuated PPSF: \$517

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: 65
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

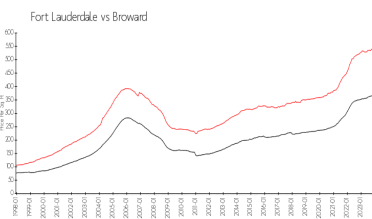
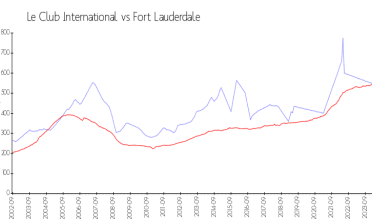
Building Association Information

Le Club International Condominiums
 (954) 568-0192

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1101	2,095 sq ft	Jan 2024	\$1,585,000	\$757

Market Information



Le Club International: \$543/sq. ft.
 Fort Lauderdale: \$533/sq. ft.

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 Broward: \$351/sq. ft.

Inventory for Sale

Le Club International: 5%
 Fort Lauderdale: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months

Le Club International: 99 days
 Fort Lauderdale: 76 days
 Broward: 67 days

