

Unit 505 - Positano Beach

505 - 3415 N Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: A11574515
 Status: Active
 Size: 3,161 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$2,490,000
 List PPSF: \$788
 Valuated Price: \$2,351,000
 Valuated PPSF: \$744

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.

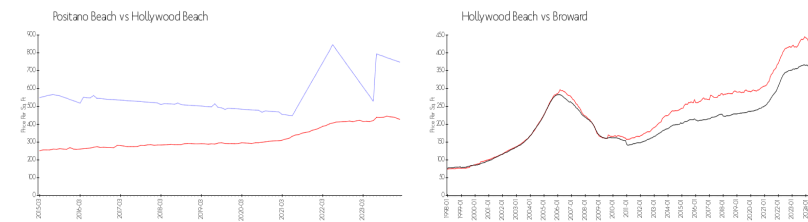
Building Information

Number of units: 17
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 11%
 Number of sales over the last 12 months: 2
 Number of sales over the last 6 months: 0
 Number of sales over the last 3 months: 0

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
402	3,323 sq ft	Sep 2023	\$2,600,000	\$782
405	3,161 sq ft	Jun 2023	\$1,650,000	\$522

Market Information



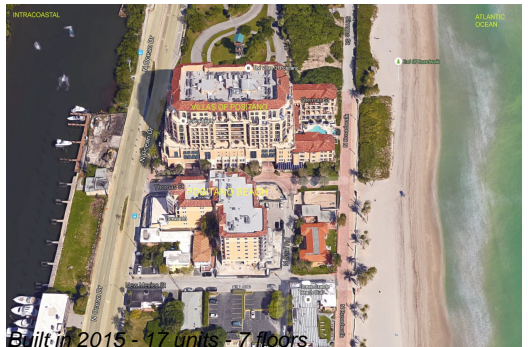
Positano Beach: \$747/sq. ft.
 Hollywood Beach: \$426/sq. ft.
 Hollywood Beach: \$426/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Positano Beach: 12%
 Hollywood Beach: 5%
 Broward: 4%

Avg. Time to Close Over Last 12 Months

Positano Beach: 51 days
 Hollywood Beach: 85 days
 Broward: 67 days



Built in 2015 - 17 units - 7 floors