Unit 721 - Hallmark

721 - 3800 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number:	A11575100
Status:	Active
Size:	1,333 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking,Other Parking,Valet Parking
View:	
List Price:	$550,000
List PPSF:	$413
Valuated Price:	$469,000
Valuated PPSF:	$352

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.

Built in 1981 - 374 units - 17 floors

Building Information

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Number of units:	374
Number of active listings for rent:	11
Number of active listings for sale:	29
Building inventory for sale:	7%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	5

Building Association Information

The Hallmark Of Hollywood Condominium Association Inc
3800 S Ocean Drive # 1 Hollywood
(954) 457-8311

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1211	1,202 sq ft	Apr 2024	$330,000	$275
621	1,333 sq ft	Apr 2024	$545,000	$409
1621	1,333 sq ft	Mar 2024	$530,000	$398
1704	1,270 sq ft	Mar 2024	$410,000	$323
823	900 sq ft	Dec 2023	$350,000	$389

Market Information
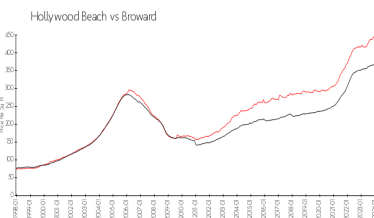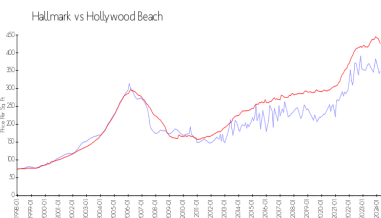
Hallmark:	$350/sq. ft.	Hollywood Beach:	$426/sq. ft.
Hollywood Beach:	$426/sq. ft.	Broward:	$351/sq. ft.

Inventory for Sale

Hallmark	8%
Hollywood Beach	5%
Broward	4%
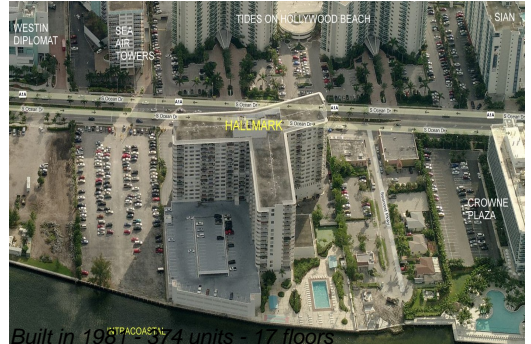
Avg. Time to Close Over Last 12 Months

Hallmark	104 days
Hollywood Beach	85 days
Broward	67 days