

Unit 411 - Hillcrest Country Club 25

411 - 3800 Hillcrest Dr, Hollywood Beach, FL, Broward 33021

Unit Information

MLS Number:	F10400225
Status:	Active
Size:	1,372 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space, Guest Parking
View:	Other View
List Price:	\$359,000
List PPSF:	\$262
Valuated Price:	\$244,000
Valuated PPSF:	\$153

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:	235
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	2%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	4

Building Association Information

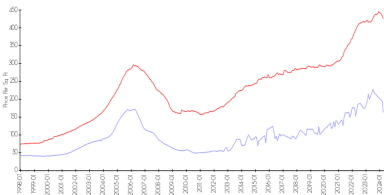
Hillcrest East 25 Inc
 3800 Hillcrest Drive Apartment 619
 Hollywood, FL33021
 (954) 961-3800

Recent Sales

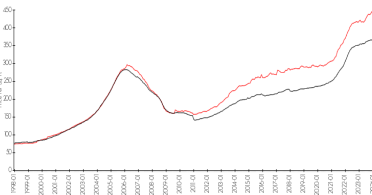
Unit #	Size	Closing Date	Sale Price	PPSF
1001	1,344 sq ft	May 2024	\$240,000	\$179
315	844 sq ft	Apr 2024	\$185,000	\$219
1114	844 sq ft	Mar 2024	\$182,000	\$216
507	994 sq ft	Mar 2024	\$168,000	\$169
309	844 sq ft	Sep 2023	\$185,000	\$219

Market Information

Hillcrest Country Club 25 vs Hollywood Beach



Hollywood Beach vs Broward



Hillcrest Country Club 25:	\$163/sq. ft.	Hollywood Beach:	\$426/sq. ft.
Hollywood Beach:	\$426/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Hillcrest Country Club 25	2%
Hollywood Beach	5%
Broward	4%



Avg. Time to Close Over Last 12 Months

Hillcrest Country Club 25	42 days
Hollywood Beach	85 days
Broward	67 days