

Unit 1409 - Admiralty Towers

1409 - 750 N Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	F10408299
Status:	Active
Size:	1,140 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Direct Ocean
List Price:	\$699,999
List PPSF:	\$614
Valuated Price:	\$656,000
Valuated PPSF:	\$575

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:	174
Number of active listings for rent:	5
Number of active listings for sale:	5
Building inventory for sale:	2%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	6

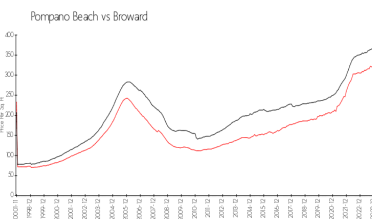
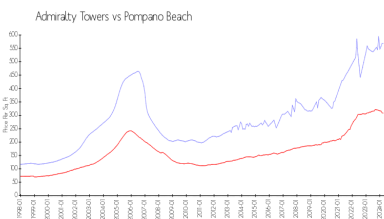
Building Association Information

Admiralty Towers Condominium
 Association Inc
 750 N Ocean Boulevard
 Pompano Beach, FL 33062-4644
 (954) 781-5191

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1003	1,140 sq ft	Apr 2024	\$665,000	\$583
805	1,140 sq ft	Apr 2024	\$575,000	\$504
1705	1,140 sq ft	Apr 2024	\$674,999	\$592
#208	1,140 sq ft	Apr 2024	\$590,000	\$518
1209	1,140 sq ft	Mar 2024	\$600,000	\$526
803	1,140 sq ft	Mar 2024	\$660,000	\$579

Market Information



Admiralty Towers:	\$569/sq. ft.	Pompano Beach:	\$308/sq. ft.
Pompano Beach:	\$308/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Admiralty Towers	3%
Pompano Beach	3%
Broward	4%



Avg. Time to Close Over Last 12 Months

Admiralty Towers	95 days
Pompano Beach	72 days
Broward	67 days