

Unit PH-03 - Nassau House

PH-03 - 301 N Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number: F10428930
 Status: Active
 Size: 1,150 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Covered Parking, Guest Parking
 View: Intracoastal View, Ocean View
 List Price: \$490,000
 List PPSF: \$426
 Valuated Price: \$377,000
 Valuated PPSF: \$328

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: 152
 Number of active listings for rent: 1
 Number of active listings for sale: 3
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

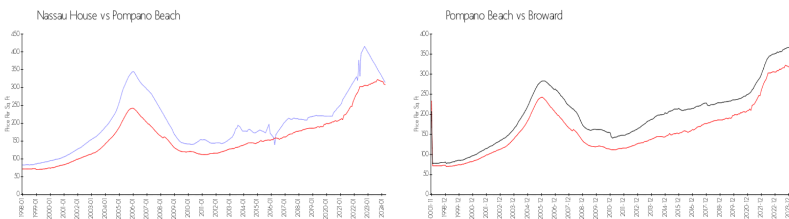
Building Association Information

Nassau House Association Inc
 301 N Ocean Blvd, Pompano Beach, FL 33062
 954-946-9352

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
909	1,150 sq ft	Mar 2024	\$339,000	\$295
805	1,150 sq ft	Mar 2024	\$420,000	\$365
908	800 sq ft	Aug 2023	\$315,000	\$394
1110	1,150 sq ft	Aug 2023	\$355,000	\$309
PH7	800 sq ft	Jul 2023	\$295,000	\$369

Market Information

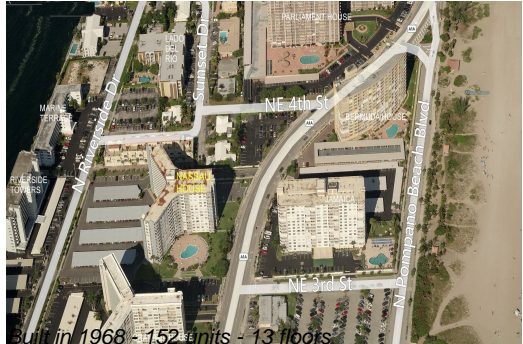


Nassau House: \$314/sq. ft. Pompano Beach: \$308/sq. ft.
 Pompano Beach: \$308/sq. ft. Broward: \$351/sq. ft.

Inventory for Sale

Nassau House 2%
 Pompano Beach 3%
 Broward 4%

Avg. Time to Close Over Last 12 Months



Nassau House
Pompano Beach
Broward

52 days
73 days
67 days