

Unit 1101 - L'Hermitage 2

1101 - 3200 N Ocean Blvd, Fort Lauderdale, FL, Broward 33308

Unit Information

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|-----------------|---------------|
| MLS Number: | F10430801 |
| Status: | Active |
| Size: | 2,596 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 2 |
| Parking Spaces: | Valet Parking |
| View: | |
| Rental Price: | \$12,500 |
| List PPSF: | \$5 |
| Valuated Price: | \$2,210,000 |
| Valuated PPSF: | \$854 |

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.

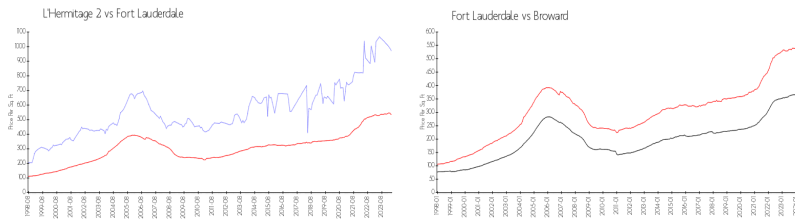
Building Information

| | |
|--|-----|
| Number of units: | 221 |
| Number of active listings for rent: | 4 |
| Number of active listings for sale: | 8 |
| Building inventory for sale: | 3% |
| Number of sales over the last 12 months: | 6 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 2 |

Building Association Information

L'Hermitage 2 Condominium association
 (954) 375-3900 & (954) 630-1602
 guard house: 954 568 0132

Market Information



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|------------------|---------------|------------------|---------------|
| L'Hermitage 2: | \$972/sq. ft. | Fort Lauderdale: | \$533/sq. ft. |
| Fort Lauderdale: | \$533/sq. ft. | Broward: | \$351/sq. ft. |

Inventory for Sale

| | |
|-----------------|----|
| L'Hermitage 2 | 4% |
| Fort Lauderdale | 4% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|-----------------|----------|
| L'Hermitage 2 | 112 days |
| Fort Lauderdale | 76 days |
| Broward | 67 days |

