

Unit 2607 NW 33rd St # 2115 - Sailboat Pointe

2607 NW 33rd St # 2115 - 2300-2667 NW 33 St, Oakland Park, FL, Broward 33309

Unit Information

MLS Number:	F10431789
Status:	Active
Size:	834 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Lake
List Price:	\$179,000
List PPSF:	\$215
Valuated Price:	\$188,000
Valuated PPSF:	\$225

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:	376
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	4%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

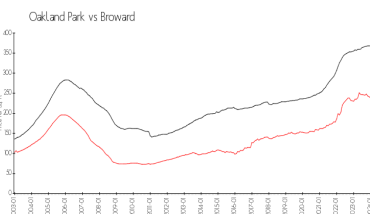
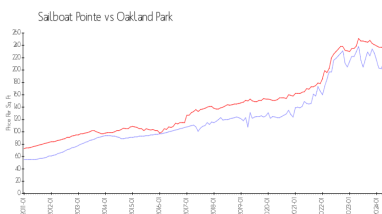
Building Association Information

Sailboat Pointe
Condominium Association Inc
2325 NW 33rd St,
Oakland Park, FL 33309
(954) 677-9489

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
705	1,256 sq ft	May 2024	\$278,000	\$221
1504	1,256 sq ft	Mar 2024	\$200,000	\$159
1412	1,241 sq ft	Mar 2024	\$285,000	\$230
1508	1,256 sq ft	Feb 2024	\$280,000	\$223
1107	1,241 sq ft	Feb 2024	\$251,500	\$203

Market Information

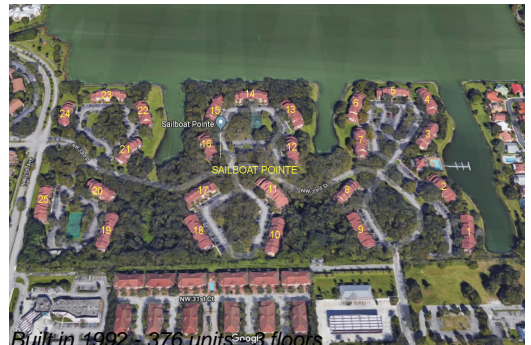


Sailboat Pointe: \$223/sq. ft.
Oakland Park: \$236/sq. ft.

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Broward: \$350/sq. ft.

Inventory for Sale

Sailboat Pointe	5%
Oakland Park	4%
Broward	3%



Avg. Time to Close Over Last 12 Months

Sailboat Pointe	55 days
Oakland Park	50 days
Broward	68 days