

Unit 208 - Waterside on the Intracoastal

208 - 2881 NE 32 St, Fort Lauderdale, FL, Broward 33306

Unit Information

MLS Number:	F10432933
Status:	Pending
Size:	747 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Intracoastal View
List Price:	\$365,000
List PPSF:	\$489
Valuated Price:	\$337,000
Valuated PPSF:	\$451

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:	60
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	3%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

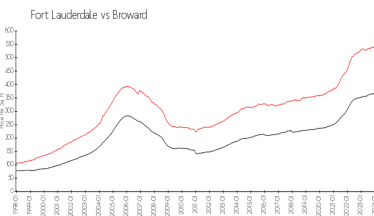
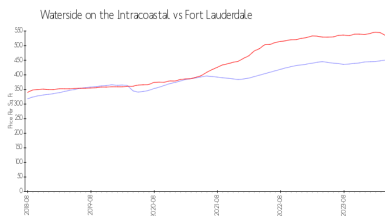
Building Association Information

Waterside on the Intracoastal
 Address: 2881 NE 32nd St,
 Fort Lauderdale
 (954) 563-2480

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
318	747 sq ft	Apr 2024	\$338,000	\$452
217	634 sq ft	Dec 2023	\$320,000	\$505
318	747 sq ft	Sep 2023	\$330,000	\$442

Market Information



Waterside on the Intracoastal:	\$451/sq. ft.	Fort Lauderdale:	\$533/sq. ft.
Fort Lauderdale:	\$533/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Waterside on the Intracoastal	3%
Fort Lauderdale	4%
Broward	4%

Avg. Time to Close Over Last 12 Months



Waterside on the Intracoastal
Fort Lauderdale
Broward

78 days
76 days
67 days