

Unit 1607 - Hollywood Towers

1607 - 3111 N Ocean Dr, Hollywood Beach, FL, Broward 33019



Unit Information

MLS Number:	F10433465
Status:	Active
Size:	1,650 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Covered Parking
View:	Intracoastal View,Ocean View,Direct Ocean
List Price:	\$1,100,000
List PPSF:	\$667
Valuated Price:	\$838,000
Valuated PPSF:	\$508

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:	156
Number of active listings for rent:	1
Number of active listings for sale:	4
Building inventory for sale:	2%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

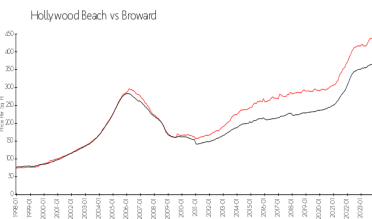
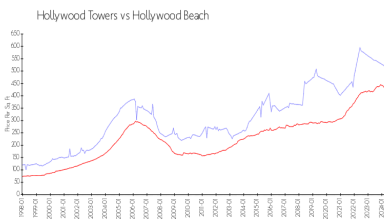
Building Association Information

Hollywood Towers Inc (954) 923-3701

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1208	812 sq ft	Dec 2023	\$585,000	\$720
405	1,030 sq ft	Aug 2023	\$559,000	\$543
712	1,360 sq ft	Jun 2023	\$650,000	\$478
906	1,204 sq ft	Jun 2023	\$655,000	\$544
1511	812 sq ft	Jun 2023	\$500,000	\$616

Market Information



Hollywood Towers: \$518/sq. ft.
Hollywood Beach: \$426/sq. ft.

Hollywood Beach: \$426/sq. ft.
Broward: \$351/sq. ft.

Inventory for Sale

Hollywood Towers	3%
Hollywood Beach	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Hollywood Towers
Hollywood Beach
Broward

79 days
86 days
67 days