

Unit 1214 - Parker Plaza

1214 - 2030 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11539310 |
| Status: | Active |
| Size: | 1,856 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 1 |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$1,650,000 |
| List PPSF: | \$889 |
| Valuated Price: | \$700,000 |
| Valuated PPSF: | \$377 |

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: | 518 |
| Number of active listings for rent: | 7 |
| Number of active listings for sale: | 31 |
| Building inventory for sale: | 5% |
| Number of sales over the last 12 months: | 21 |
| Number of sales over the last 6 months: | 9 |
| Number of sales over the last 3 months: | 5 |

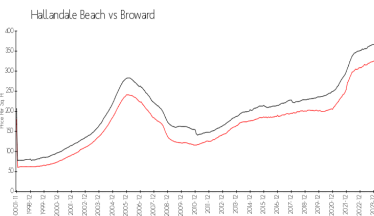
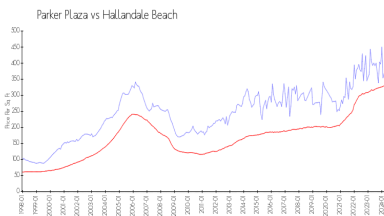
Building Association Information

Condominium Association of Parker Plaza Estates, Inc.
954-458-5111 & (954) 457-9609

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|---------|-------------|--------------|------------|-------|
| 1115 | 896 sq ft | May 2024 | \$410,000 | \$458 |
| 1101 | 896 sq ft | Apr 2024 | \$305,000 | \$340 |
| 1505 | 1,248 sq ft | Apr 2024 | \$410,000 | \$329 |
| PH 2217 | 896 sq ft | Apr 2024 | \$385,000 | \$430 |
| 1207 | 1,312 sq ft | Feb 2024 | \$400,000 | \$305 |

Market Information



| | | | |
|-------------------|---------------|-------------------|---------------|
| Parker Plaza: | \$380/sq. ft. | Hallandale Beach: | \$325/sq. ft. |
| Hallandale Beach: | \$325/sq. ft. | Broward: | \$351/sq. ft. |

Inventory for Sale

| | |
|------------------|----|
| Parker Plaza | 6% |
| Hallandale Beach | 4% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months



Parker Plaza
Hallandale Beach
Broward

134 days
76 days
67 days