

Unit 1804 - Playa del Mar

1804 - 3900 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: F10395604
 Status: Active
 Size: 1,088 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: Fee Simple Garage, Guest Parking, Open Space Parking
 View: Ocean View, Direct Ocean
 List Price: \$550,000
 List PPSF: \$506
 Valuated Price: \$584,000
 Valuated PPSF: \$537

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: 370
 Number of active listings for rent: 3
 Number of active listings for sale: 8
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

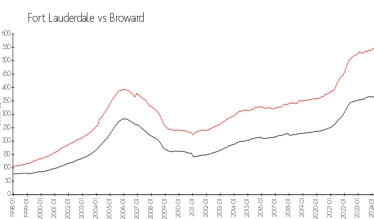
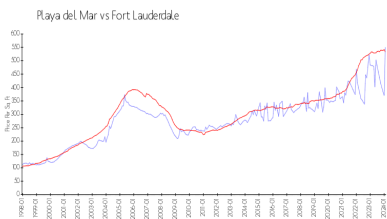
Building Association Information

Playa Del Mar Condominium Association
 (954) 561-0990

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
717	2,124 sq ft	Apr 2024	\$1,333,795	\$628
609	1,209 sq ft	Jan 2024	\$338,000	\$280
309	1,209 sq ft	Dec 2023	\$340,000	\$281
1109	1,209 sq ft	Oct 2023	\$360,000	\$298
1614	1,088 sq ft	Oct 2023	\$435,000	\$400

Market Information

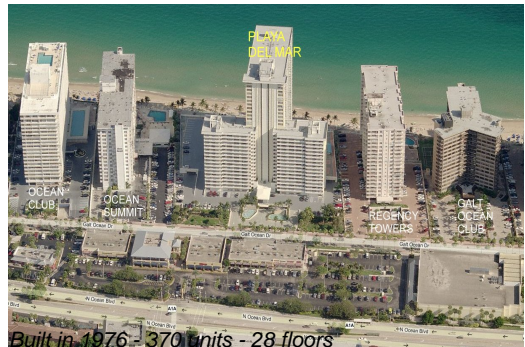


Playa del Mar: \$549/sq. ft. Fort Lauderdale: \$533/sq. ft.
 Fort Lauderdale: \$533/sq. ft. Broward: \$351/sq. ft.

Inventory for Sale

Playa del Mar: 2%
 Fort Lauderdale: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months



Playa del Mar
Fort Lauderdale
Broward

90 days
76 days
67 days