Unit 1202 - Galt Ocean Terrace

1202 - 3031 N Ocean Blvd, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	F10405147
Status:	Active
Size:	1,031 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,2 Or More Spaces,Guest Parking
View:	Intracoastal View,Ocean View,Other View
List Price:	$379,900
List PPSF:	$368
Valuated Price:	$388,000
Valuated PPSF:	$376

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.

Built in 1980 - 136 units - 19 floors

Building Information

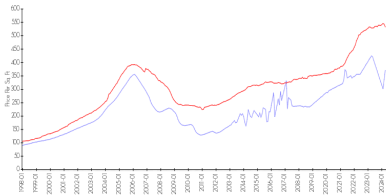|	
Number of units:	136
Number of active listings for rent:	0
Number of active listings for sale:	7
Building inventory for sale:	5%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

Building Association Information

GALT OCEAN TERRACE
CONDOMINIUM ASSOCIATION
3031 N OCEAN BLVD
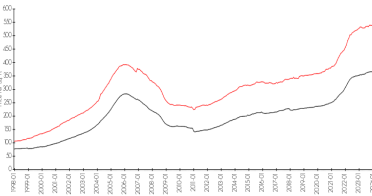FORT LAUDERDALE, FL 33308-7334
(954) 561-1700

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
203	1,031 sq ft	Feb 2024	$300,000	$291
708	700 sq ft	Jun 2023	$270,000	$386
501	700 sq ft	May 2023	$280,000	$400

Market Information

Galt Ocean Terrace vs Fort Lauderdale
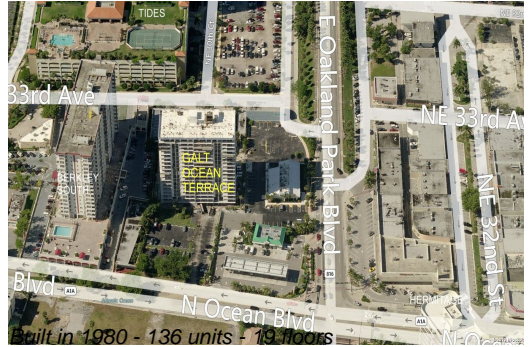

Fort Lauderdale vs Broward

Galt Ocean Terrace:	$372/sq. ft.		Fort Lauderdale:	$533/sq. ft.
Fort Lauderdale:	$533/sq. ft.		Broward:	$351/sq. ft.

Inventory for Sale

Galt Ocean Terrace	5%
Fort Lauderdale	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Galt Ocean Terrace	106 days
Fort Lauderdale	76 days
Broward	67 days