

Unit 1101 - Strada 315

1101 - 315 NE 3 Ave, Fort Lauderdale, FL, Broward 33301

Unit Information

MLS Number: F10425701
 Status: Active
 Size: 1,285 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space
 View: Other View
 List Price: \$562,900
 List PPSF: \$438
 Valuated Price: \$480,000
 Valuated PPSF: \$405

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: 117
 Number of active listings for rent: 13
 Number of active listings for sale: 6
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 0

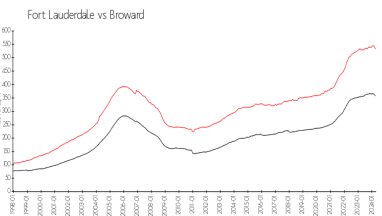
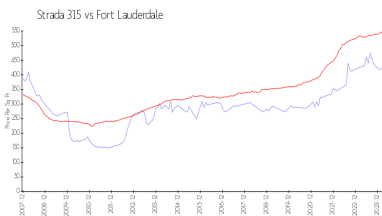
Building Association Information

Strada Management Office
 (954) 759-9137

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1606	1,579 sq ft	Feb 2024	\$610,000	\$386
1909	889 sq ft	Jan 2024	\$385,000	\$433
1006	1,579 sq ft	Dec 2023	\$625,000	\$396
1001	1,285 sq ft	Dec 2023	\$590,000	\$459
1104	978 sq ft	Oct 2023	\$380,000	\$389

Market Information

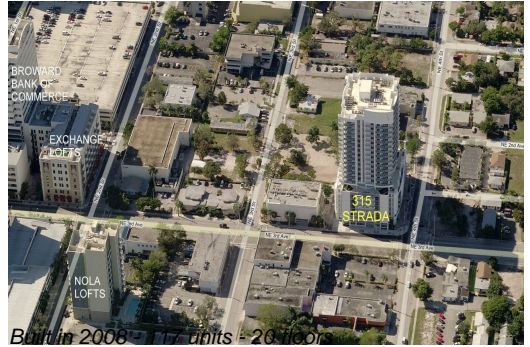


Strada 315: \$430/sq. ft. Fort Lauderdale: \$533/sq. ft.
 Fort Lauderdale: \$533/sq. ft. Broward: \$351/sq. ft.

Inventory for Sale

Strada 315: 5%
 Fort Lauderdale: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months



Strada 315
Fort Lauderdale
Broward

46 days
76 days
67 days