

# Unit 612 - Golden Surf Towers

612 - 137 Golden Isles Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: F10427704  
 Status: Active  
 Size: 912 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: Assigned Parking, Fee Simple Garage, Guest Parking  
 View: Intracoastal View  
 List Price: \$249,900  
 List PPSF: \$274  
 Valuated Price: \$235,000  
 Valuated PPSF: \$258

*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: 170  
 Number of active listings for rent: 2  
 Number of active listings for sale: 9  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 11  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 3

## Building Association Information

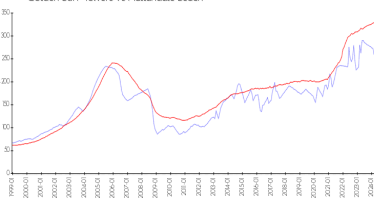
Golden Surf Towers Condominium Association  
 (954) 454-6599

## Recent Sales

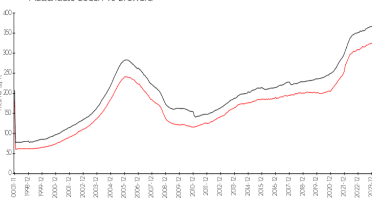
Unit #	Size	Closing Date	Sale Price	PPSF
811	920 sq ft	Apr 2024	\$239,900	\$261
1609	1,311 sq ft	Mar 2024	\$330,000	\$252
704	920 sq ft	Feb 2024	\$295,000	\$321
1510	1,311 sq ft	Feb 2024	\$304,000	\$232
503	1,308 sq ft	Oct 2023	\$440,000	\$336

## Market Information

Golden Surf Towers vs Hallandale Beach



Hallandale Beach vs Broward

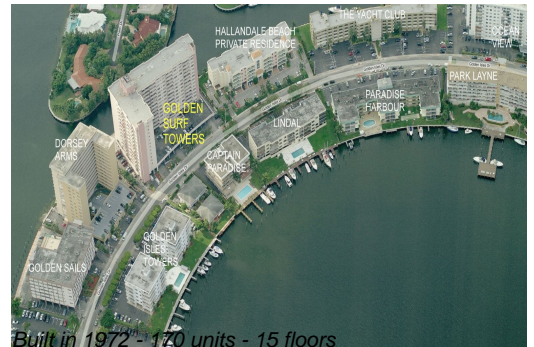


Golden Surf Towers: \$294/sq. ft.  
 Hallandale Beach: \$325/sq. ft.

Hallandale Beach: \$325/sq. ft.  
 Broward: \$351/sq. ft.

## Inventory for Sale

Golden Surf Towers: 5%  
 Hallandale Beach: 4%  
 Broward: 4%



## **Avg. Time to Close Over Last 12 Months**

Golden Surf Towers	85 days
Hallandale Beach	76 days
Broward	67 days