

Unit 1224 - Waverly Las Olas

1224 - 100 N Federal Hwy, Fort Lauderdale, FL, Broward 33301

Unit Information

MLS Number: F10431101
 Status: Active
 Size: 1,228 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned Parking, Guest Parking, Valet Parking
 View: Intracoastal View
 List Price: \$499,500
 List PPSF: \$407
 Valuated Price: \$480,000
 Valuated PPSF: \$391

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: 304
 Number of active listings for rent: 19
 Number of active listings for sale: 9
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 15
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 4

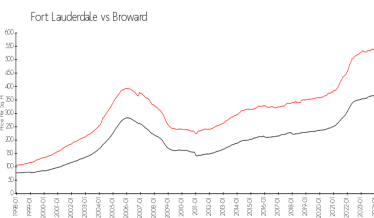
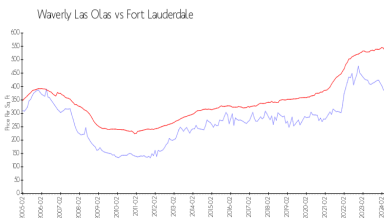
Building Association Information

Waverly Las Olas
 Property manager: (954) 358-2555

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1013	780 sq ft	Mar 2024	\$350,000	\$449
1118	1,541 sq ft	Mar 2024	\$610,000	\$396
1005	1,350 sq ft	Feb 2024	\$495,000	\$367
1505	1,567 sq ft	Feb 2024	\$650,000	\$415
1024	1,147 sq ft	Dec 2023	\$455,000	\$397
1216	1,216 sq ft	Dec 2023	\$544,000	\$447

Market Information



Waverly Las Olas: \$388/sq. ft.
 Fort Lauderdale: \$533/sq. ft.

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 Broward: \$351/sq. ft.

Inventory for Sale

Waverly Las Olas: 3%
 Fort Lauderdale: 4%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

Waverly Las Olas	77 days
Fort Lauderdale	76 days
Broward	67 days