

Unit 2445 SW 18th Ter # 606 - Marina Oaks

2445 SW 18th Ter # 606 - 2445 SW 18 Ter, Fort Lauderdale, FL, Broward 33315

Unit Information

MLS Number: F10433084
 Status: Active
 Size: 858 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Guest Parking
 View: Other View
 List Price: \$275,000
 List PPSF: \$321
 Valuated Price: \$232,000
 Valuated PPSF: \$270

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: 306
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 2

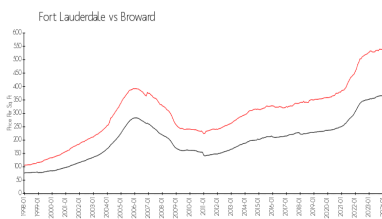
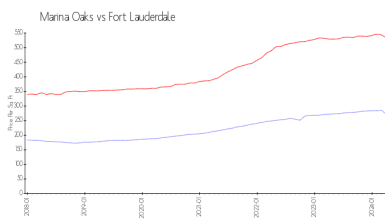
Building Association Information

Marina Oaks Condominium Association, Inc.
 Address: 2449 SW 18th Terrace,
 Fort Lauderdale, FL 33315
 Phone: +1 954-728-8233
 +1 954-632-3593

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
618	682 sq ft	Mar 2024	\$180,000	\$264
2205	682 sq ft	Feb 2024	\$180,000	\$264
104	632 sq ft	Jan 2024	\$185,000	\$293
916	632 sq ft	Dec 2023	\$192,000	\$304
1706	858 sq ft	Dec 2023	\$225,000	\$262

Market Information



Marina Oaks: \$270/sq. ft.
 Fort Lauderdale: \$533/sq. ft.

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 Broward: \$351/sq. ft.

Inventory for Sale

Marina Oaks 1%
 Fort Lauderdale 4%
 Broward 4%



Avg. Time to Close Over Last 12 Months

Marina Oaks	41 days
Fort Lauderdale	76 days
Broward	67 days