

# Unit 710 - Horizon House

710 - 2555 NE 11 St, Fort Lauderdale, FL, Broward 33304

## Unit Information

MLS Number:	F10433307
Status:	Active
Size:	720 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking
View:	Intracoastal View,Ocean View
List Price:	\$260,000
List PPSF:	\$361
Valuated Price:	\$230,000
Valuated PPSF:	\$236

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:	97
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	8%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	0

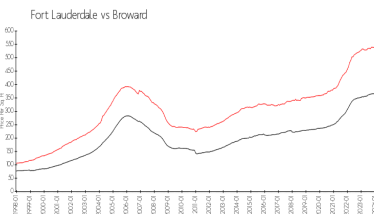
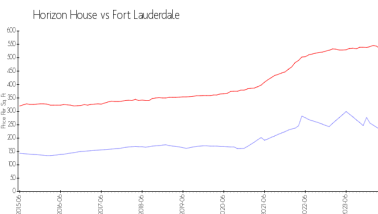
## Building Association Information

Horizon House Condominium Association Inc  
 2555 NE 11th Street Apartment 406  
 Fort Lauderdale, FL 33304  
 Phone: (954) 565-7932

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
210	976 sq ft	Jan 2024	\$238,000	\$244
704	710 sq ft	Jan 2024	\$250,000	\$352
808	710 sq ft	Dec 2023	\$269,000	\$379
901	720 sq ft	Jul 2023	\$320,000	\$444
603	949 sq ft	Jun 2023	\$285,000	\$300

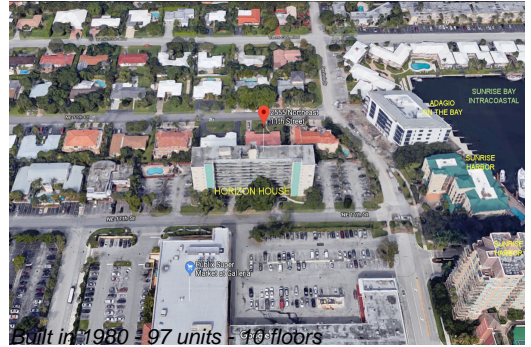
## Market Information



Horizon House:	\$232/sq. ft.	Fort Lauderdale:	\$533/sq. ft.
Fort Lauderdale:	\$533/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Horizon House	8%
Fort Lauderdale	4%
Broward	4%



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

Horizon House	55 days
Fort Lauderdale	76 days
Broward	67 days