

# Unit 810 - Ocean View Towers

810 - 401 Golden Isles Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11496737  
 Status: Active  
 Size: 925 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking  
 View:  
 List Price: \$290,000  
 List PPSF: \$314  
 Valuated Price: \$273,000  
 Valuated PPSF: \$295

*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: 161  
 Number of active listings for rent: 7  
 Number of active listings for sale: 5  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 4

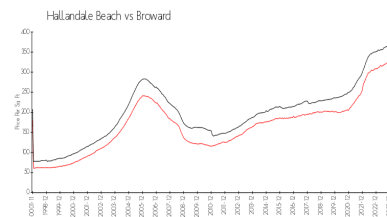
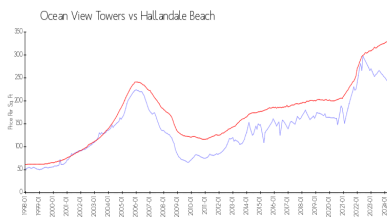
## Building Association Information

Ocean View Towers Condominium Association  
 (954) 457-7747

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
207	925 sq ft	Apr 2024	\$290,000	\$314
1111	925 sq ft	Apr 2024	\$305,000	\$330
716	925 sq ft	Mar 2024	\$213,000	\$230
412	1,300 sq ft	Mar 2024	\$340,000	\$262
1101	925 sq ft	Jan 2024	\$295,000	\$319

## Market Information



Ocean View Towers: \$245/sq. ft.  
 Hallandale Beach: \$325/sq. ft.

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

## Inventory for Sale

Ocean View Towers 3%  
 Hallandale Beach 4%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months



Ocean View Towers  
Hallandale Beach  
Broward

84 days  
76 days  
67 days