

# Unit 9D - Prince George

9D - 1865 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	A11560698
Status:	Active Under Contract
Size:	1,300 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Parking-Under Building
View:	
List Price:	\$365,000
List PPSF:	\$281
Valuated Price:	\$276,000
Valuated PPSF:	\$212

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:	249
Number of active listings for rent:	7
Number of active listings for sale:	16
Building inventory for sale:	6%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

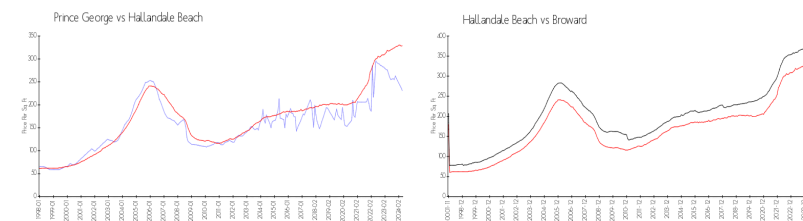
## Building Association Information

Prince George Condominium  
Association Inc  
(954) 454-5554

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
14B	1,300 sq ft	May 2024	\$270,000	\$208
11j	1,300 sq ft	Apr 2024	\$250,000	\$192
10C	1,300 sq ft	Feb 2024	\$270,000	\$208
16N	1,300 sq ft	Nov 2023	\$360,000	\$277
9E	1,710 sq ft	Oct 2023	\$400,000	\$234

## Market Information

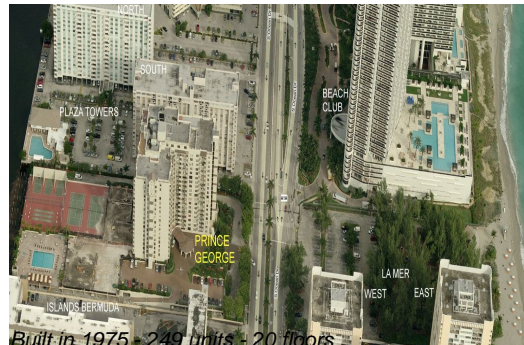


Prince George:	\$231/sq. ft.	Hallandale Beach:	\$329/sq. ft.
Hallandale Beach:	\$329/sq. ft.	Broward:	\$350/sq. ft.

## Inventory for Sale

Prince George	6%
Hallandale Beach	4%
Broward	3%

## Avg. Time to Close Over Last 12 Months



Prince George  
Hallandale Beach  
Broward

86 days  
77 days  
68 days