

Unit 3N - Prince George

3N - 1865 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number: A11564466
 Status: Active
 Size: 1,300 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$298,000
 List PPSF: \$229
 Valuated Price: \$279,000
 Valuated PPSF: \$215

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: 17
 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: 1

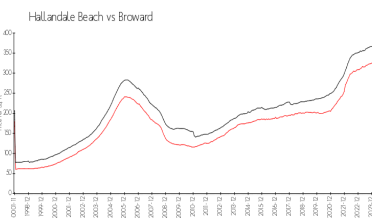
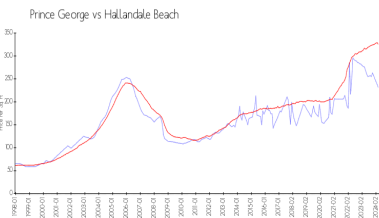
Building Association Information

Prince George Condominium
 Association Inc
 (954) 454-5554

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
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
18L	1,300 sq ft	Sep 2023	\$375,000	\$288
17E	1,710 sq ft	Sep 2023	\$435,000	\$254

Market Information



Prince George: \$231/sq. ft.
 Hallandale Beach: \$325/sq. ft.

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 Broward: \$351/sq. ft.

Inventory for Sale

Prince George 7%
 Hallandale Beach 4%
 Broward 4%



Avg. Time to Close Over Last 12 Months

Prince George	61 days
Hallandale Beach	76 days
Broward	67 days