

# Unit 531 - Towers of Oceanview South

531 - 600 Parkview Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: F10378674  
 Status: Active  
 Size: 1,430 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space, Guest Parking  
 View: Garden View  
 List Price: \$499,900  
 List PPSF: \$350  
 Valuated Price: \$335,000  
 Valuated PPSF: \$234

*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: 295  
 Number of active listings for rent: 6  
 Number of active listings for sale: 11  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 15  
 Number of sales over the last 6 months: 11  
 Number of sales over the last 3 months: 6

## Building Association Information

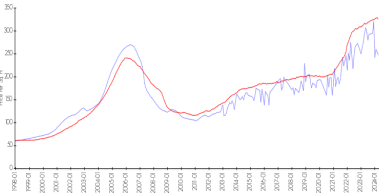
Towers of Oceanview South Condo Association  
 600 Parkview Dr, Hallandale Beach, FL 33009  
 954-454-8344

## Recent Sales

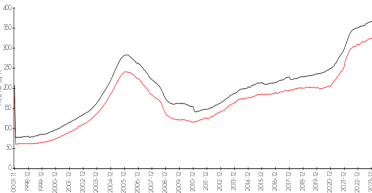
Unit #	Size	Closing Date	Sale Price	PPSF
302	1,075 sq ft	May 2024	\$265,000	\$247
508	1,130 sq ft	May 2024	\$279,000	\$247
921	1,430 sq ft	May 2024	\$585,000	\$409
904	1,075 sq ft	Apr 2024	\$275,000	\$256
721	1,430 sq ft	Mar 2024	\$630,000	\$441
711	875 sq ft	Mar 2024	\$250,000	\$286

## Market Information

Towers of Oceanview South vs Hallandale Beach



Hallandale Beach vs Broward



Towers of Oceanview South:	\$248/sq. ft.	Hallandale Beach:	\$325/sq. ft.
Hallandale Beach:	\$325/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Towers of Oceanview South: 4%  
 Hallandale Beach: 4%  
 Broward: 4%



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

Towers of Oceanview South	48 days
Hallandale Beach	76 days
Broward	67 days