

# Unit 604 - Atlantic Towers

604 - 1920 S Ocean Dr, Fort Lauderdale, FL, Broward 33316

## Unit Information

MLS Number: F10426303  
 Status: Active  
 Size: 805 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space,Covered Parking,Open Space Parking  
 View: Ocean View,Pool Area View  
 List Price: \$245,000  
 List PPSF: \$304  
 Valuated Price: \$265,000  
 Valuated PPSF: \$329

*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: 168  
 Number of active listings for rent: 0  
 Number of active listings for sale: 11  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 3

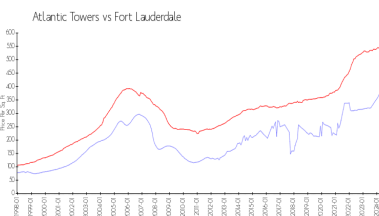
## Building Association Information

Atlantic Towers Corp  
 1920 S Ocean Dr Fort Lauderdale FL 33316  
 (954) 525-5900

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
506	1,329 sq ft	Mar 2024	\$545,000	\$410
1108	805 sq ft	Feb 2024	\$335,000	\$416
1403	805 sq ft	Feb 2024	\$285,000	\$354
1611	1,293 sq ft	Nov 2023	\$580,000	\$449
1205	805 sq ft	Sep 2023	\$330,000	\$410

## Market Information

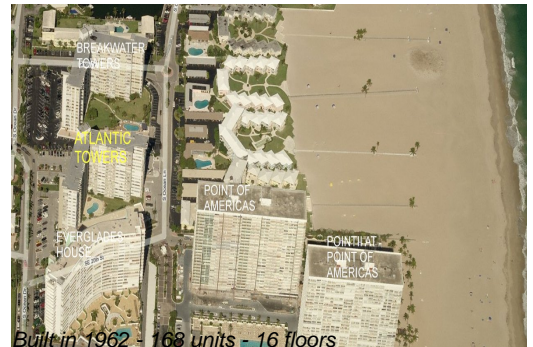


Atlantic Towers: \$375/sq. ft.  
 Fort Lauderdale: \$533/sq. ft.

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 Broward: \$351/sq. ft.

## Inventory for Sale

Atlantic Towers: 7%  
 Fort Lauderdale: 4%  
 Broward: 4%



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

Atlantic Towers	144 days
Fort Lauderdale	76 days
Broward	67 days