

Unit 2008S - Southpoint South

2008S - 3400 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	RX-10978459
Status:	Active
Size:	1,265 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Assigned,Covered,Under Building
View:	Ocean
List Price:	\$630,000
List PPSF:	\$498
Valuated Price:	\$674,000
Valuated PPSF:	\$533

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:	199
Number of active listings for rent:	10
Number of active listings for sale:	4
Building inventory for sale:	2%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

Building Association Information

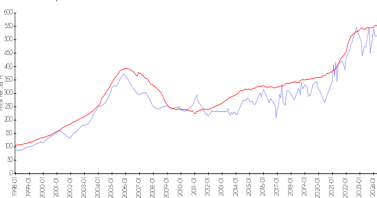
Southpoint Condominium Association
(954) 563-6353

Recent Sales

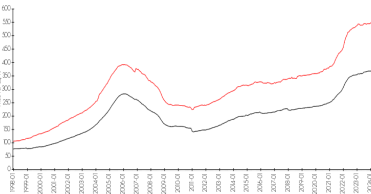
Unit #	Size	Closing Date	Sale Price	PPSF
2004S	1,662 sq ft	May 2024	\$885,000	\$532
801S	1,891 sq ft	Mar 2024	\$1,000,000	\$529
2004S	1,662 sq ft	Mar 2024	\$840,000	\$505
506S	1,662 sq ft	Feb 2024	\$910,000	\$548
1403S	1,662 sq ft	Jan 2024	\$875,000	\$526

Market Information

Southpoint South vs Fort Lauderdale



Fort Lauderdale vs Broward



Southpoint South:	\$515/sq. ft.	Fort Lauderdale:	\$550/sq. ft.
Fort Lauderdale:	\$550/sq. ft.	Broward:	\$353/sq. ft.

Inventory for Sale

Southpoint South	2%
Fort Lauderdale	4%
Broward	4%

Avg. Time to Close Over Last 12 Months



Southpoint South
Fort Lauderdale
Broward

100 days
78 days
68 days