

Unit 1004E - Duo Condo East

1004E - 1755 E Hallandale Beach Blvd, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number:	A11542603
Status:	Active
Size:	920 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$360,000
List PPSF:	\$391
Valuated Price:	\$290,000
Valuated PPSF:	\$315

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:	9
Number of active listings for sale:	6
Building inventory for sale:	3%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	1

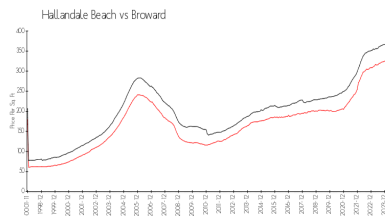
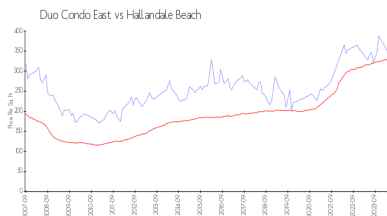
Building Association Information

Duo Masters Association
(954) 458-5878

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
702E	1,481 sq ft	Mar 2024	\$570,000	\$385
1706E	1,425 sq ft	Jan 2024	\$540,000	\$379
308E	1,052 sq ft	Jan 2024	\$380,000	\$361
403 E	1,597 sq ft	Dec 2023	\$565,000	\$354
2008E	1,052 sq ft	Nov 2023	\$430,000	\$409
901E	915 sq ft	Nov 2023	\$345,000	\$377
508E	1,052 sq ft	Nov 2023	\$390,000	\$371

Market Information

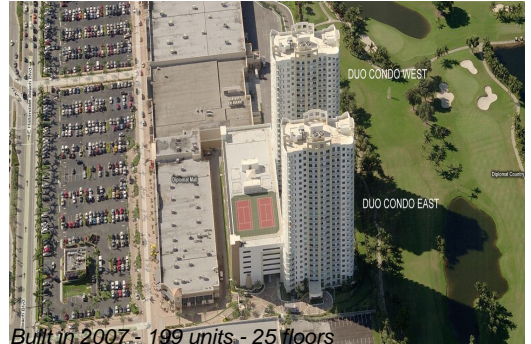


Duo Condo East: \$347/sq. ft.
Hallandale Beach: \$325/sq. ft.

Hallandale Beach: \$325/sq. ft.
Broward: \$351/sq. ft.

Inventory for Sale

Duo Condo East	3%
Hallandale Beach	4%
Broward	4%



Avg. Time to Close Over Last 12 Months

Duo Condo East	76 days
Hallandale Beach	76 days
Broward	67 days