

Unit 501 - Sole

501 - 533 NE 33 Av, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: A11553309
 Status: Active
 Size: 1,240 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Street Parking
 View:
 List Price: \$399,000
 List PPSF: \$322
 Valuated Price: \$435,000
 Valuated PPSF: \$351

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: 243
 Number of active listings for rent: 14
 Number of active listings for sale: 8
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 5

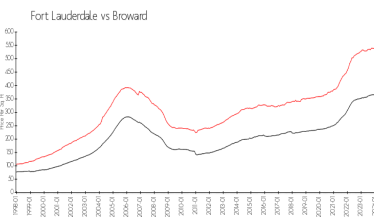
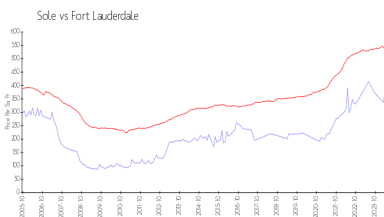
Building Association Information

Sole at Fort Lauderdale Condominium Association, Inc (954) 713-7396

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
314	760 sq ft	Apr 2024	\$300,000	\$395
116	780 sq ft	Apr 2024	\$290,000	\$372
404	1,240 sq ft	Mar 2024	\$430,000	\$347
303	1,240 sq ft	Mar 2024	\$370,000	\$298
322	1,240 sq ft	Feb 2024	\$400,000	\$323

Market Information

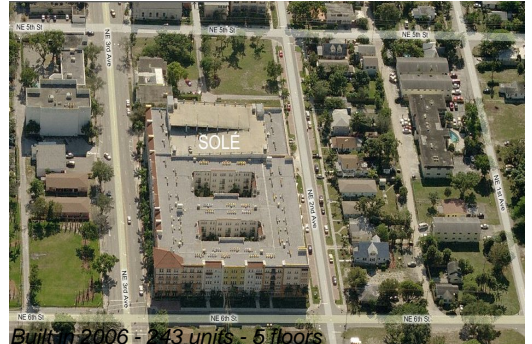


Sole: \$388/sq. ft. Fort Lauderdale: \$533/sq. ft.
 Fort Lauderdale: \$533/sq. ft. Broward: \$351/sq. ft.

Inventory for Sale

Sole 3%
 Fort Lauderdale 4%
 Broward 4%

Avg. Time to Close Over Last 12 Months



Sole
Fort Lauderdale
Broward

53 days
76 days
67 days