

Unit 1715 - Royal Ambassador

1715 - 3700 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33306

Unit Information

MLS Number: F10430505
 Status: Active
 Size: 1,490 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View: Intracoastal View, Ocean View
 List Price: \$824,900
 List PPSF: \$554
 Valuated Price: \$733,000
 Valuated PPSF: \$458

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: 213
 Number of active listings for rent: 9
 Number of active listings for sale: 6
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

Building Association Information

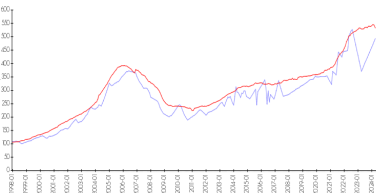
Royal Ambassador Condominium
 (954) 563-4228

Recent Sales

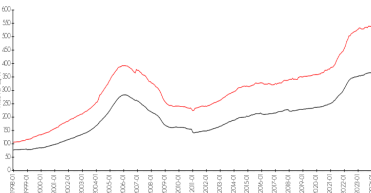
Unit #	Size	Closing Date	Sale Price	PPSF
1604	800 sq ft	Apr 2024	\$429,000	\$536
1703	800 sq ft	Apr 2024	\$460,000	\$575
1712	800 sq ft	Dec 2023	\$400,000	\$500
1215	1,490 sq ft	Oct 2023	\$675,000	\$453
805	1,250 sq ft	Jul 2023	\$775,000	\$620
304	800 sq ft	Jul 2023	\$445,000	\$556

Market Information

Royal Ambassador vs Fort Lauderdale



Fort Lauderdale vs Broward



Royal Ambassador: \$493/sq. ft.
 Fort Lauderdale: \$533/sq. ft.

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

Inventory for Sale

Royal Ambassador 3%
 Fort Lauderdale 4%
 Broward 4%



Avg. Time to Close Over Last 12 Months

Royal Ambassador	77 days
Fort Lauderdale	76 days
Broward	67 days