

Unit 1703 - Playa del Sol

1703 - 3500 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: F10432435
 Status: Active
 Size: 1,435 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space,Covered Parking,Deeded Parking
 View: Ocean View,Direct Ocean,Pool Area View
 List Price: \$975,000
 List PPSF: \$679
 Valuated Price: \$699,000
 Valuated PPSF: \$487

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: 370
 Number of active listings for rent: 5
 Number of active listings for sale: 13
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 15
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 7

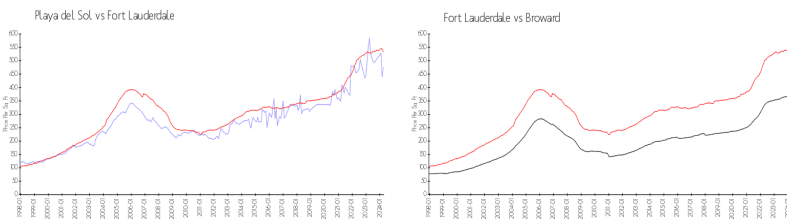
Building Association Information

Playa Del Sol Condominium Association
 (954) 565-2507

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	1,649 sq ft	May 2024	\$625,000	\$379
817	2,124 sq ft	Apr 2024	\$1,200,000	\$565
2212A	1,153 sq ft	Apr 2024	\$525,000	\$455
516	1,435 sq ft	Mar 2024	\$671,000	\$468
1616	1,435 sq ft	Mar 2024	\$648,000	\$452
2314	1,088 sq ft	Mar 2024	\$519,000	\$477

Market Information

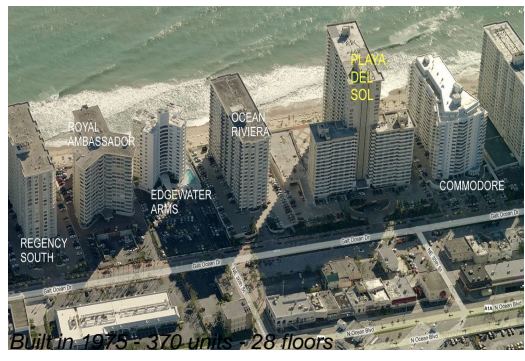


Playa del Sol: \$475/sq. ft.
 Fort Lauderdale: \$533/sq. ft.
 Fort Lauderdale: \$533/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Playa del Sol: 4%
 Fort Lauderdale: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months



Playa del Sol
Fort Lauderdale
Broward

65 days
76 days
67 days