# Unit 1235 SW 46th Ave # 715 - Royal Poinciana

1235 SW 46th Ave # 715 - 1223-1285 SW 46 Ave, Pompano Beach, FL, Broward 33069

#### **Unit Information**

 MLS Number:
 F10435711

 Status:
 Active

 Size:
 903 Sq ft.

 Bedrooms:
 2

Bedrooms: 2
Full Bathrooms: 1
Half Bathrooms: 1

Parking Spaces: Assigned Parking, Guest Parking

View:

 Rental Price:
 \$1,900

 List PPSF:
 \$2

 Valuated Price:
 \$223,000

 Valuated PPSF:
 \$247

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.

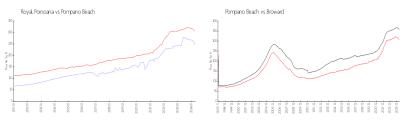


Number of units: 384
Number of active listings for rent: 0
Number of active listings for sale: 8
Building inventory for sale: 2%
Number of sales over the last 12 months: 9
Number of sales over the last 6 months: 5
Number of sales over the last 3 months: 4

## **Building Association Information**

Royal Poinciana Condominium Association 1275 SW 46th Avenue Pompano Beach, FL 33069 Phone: (954) 917-5033

#### **Market Information**



Royal Poinciana: \$248/sq. ft. Pompano Beach: \$308/sq. ft. Pompano Beach: \$308/sq. ft. Broward: \$351/sq. ft.

# **Inventory for Sale**

Royal Poinciana 2% Pompano Beach 3% Broward 4%

### Avg. Time to Close Over Last 12 Months

Royal Poinciana 52 days Pompano Beach 73 days Broward 67 days



