

Unit 107 - Waterside on the Intracoastal

107 - 2881 NE 32 St, Fort Lauderdale, FL, Broward 33306

Unit Information

MLS Number:	RX-10979554
Status:	Active
Size:	747 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	Intracoastal,Pool
List Price:	\$674,900
List PPSF:	\$903
Valuated Price:	\$317,000
Valuated PPSF:	\$424

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:	60
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	3%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

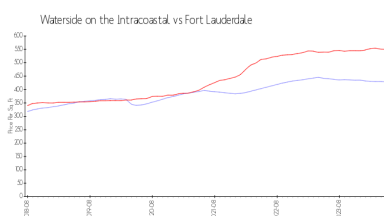
Building Association Information

Waterside on the Intracoastal
Address: 2881 NE 32nd St,
Fort Lauderdale
(954) 563-2480

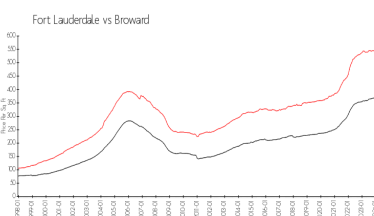
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
318	747 sq ft	Apr 2024	\$338,000	\$452
217	634 sq ft	Dec 2023	\$320,000	\$505
318	747 sq ft	Sep 2023	\$330,000	\$442

Market Information



Waterside on the Intracoastal: \$428/sq. ft.
Fort Lauderdale: \$550/sq. ft.



Fort Lauderdale: \$550/sq. ft.
Broward: \$350/sq. ft.

Inventory for Sale

Waterside on the Intracoastal	3%
Fort Lauderdale	4%
Broward	3%

Avg. Time to Close Over Last 12 Months



Built in 2006 - 60 units - 3-floors

Waterside on the Intracoastal	76 days
Fort Lauderdale	78 days
Broward	68 days