

Unit C3G - Tides (South)

C3G - 3901 S Ocean Dr, Hollywood Beach, FL, Broward 33109

Unit Information

| | |
|-----------------|---------------------------------------|
| MLS Number: | A10947605 |
| Status: | Active |
| Size: | 1,236 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | 1 |
| Parking Spaces: | 1 Space,Covered Parking,Valet Parking |
| View: | Ocean View,Other View,Pool Area View |
| Rental Price: | \$5,000 |
| List PPSF: | \$4 |
| Valuated Price: | \$637,000 |
| Valuated PPSF: | \$515 |

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.

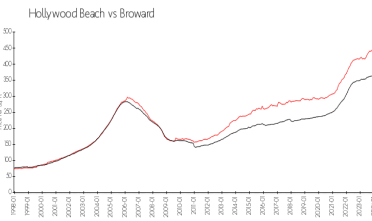
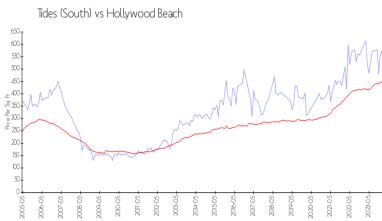
Building Information

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|--|-----|
| Number of units: | 361 |
| Number of active listings for rent: | 29 |
| Number of active listings for sale: | 29 |
| Building inventory for sale: | 8% |
| Number of sales over the last 12 months: | 18 |
| Number of sales over the last 6 months: | 12 |
| Number of sales over the last 3 months: | 5 |

Building Association Information

The Tides Condominium
(954) 458-3295

Market Information



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|------------------|---------------|------------------|---------------|
| Tides (South): | \$520/sq. ft. | Hollywood Beach: | \$439/sq. ft. |
| Hollywood Beach: | \$439/sq. ft. | Broward: | \$349/sq. ft. |

Inventory for Sale

| | |
|-----------------|----|
| Tides (South) | 8% |
| Hollywood Beach | 5% |
| Broward | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|-----------------|----------|
| Tides (South) | 153 days |
| Hollywood Beach | 84 days |
| Broward | 66 days |

