

# Unit 1012 - Alexander

1012 - 3505 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

|                 |                       |
|-----------------|-----------------------|
| MLS Number:     | A11187157             |
| Status:         | Active                |
| Size:           | 1,340 Sq ft.          |
| Bedrooms:       | 2                     |
| Full Bathrooms: | 2                     |
| Half Bathrooms: |                       |
| Parking Spaces: | 1 Space,Valet Parking |
| View:           |                       |
| Rental Price:   | \$5,500               |
| List PPSF:      | \$4                   |
| Valuated Price: | \$682,000             |
| Valuated PPSF:  | \$509                 |

*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.*

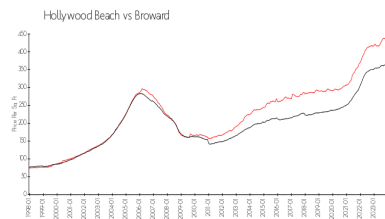
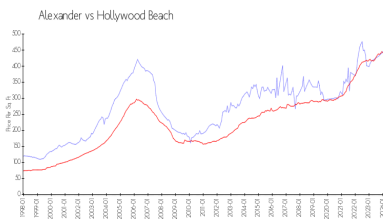
## Building Information

|  |     |
|--|-----|
| Number of units:                         | 268 |
| Number of active listings for rent:      | 68  |
| Number of active listings for sale:      | 6   |
| Building inventory for sale:             | 2%  |
| Number of sales over the last 12 months: | 9   |
| Number of sales over the last 6 months:  | 2   |
| Number of sales over the last 3 months:  | 1   |

## Building Association Information

Alexander Towers Condo Association  
(954) 927-0808

## Market Information



|                  |               |                  |               |
|------------------|---------------|------------------|---------------|
| Alexander:       | \$457/sq. ft. | Hollywood Beach: | \$427/sq. ft. |
| Hollywood Beach: | \$427/sq. ft. | Broward:         | \$348/sq. ft. |

## Inventory for Sale

|                 |    |
|-----------------|----|
| Alexander       | 2% |
| Hollywood Beach | 5% |
| Broward         | 3% |

## Avg. Time to Close Over Last 12 Months

|                 |         |
|-----------------|---------|
| Alexander       | 88 days |
| Hollywood Beach | 85 days |
| Broward         | 66 days |

