

# Unit 703 - Meadowbrook I

703 - 301 NE 14 Av, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11199179  
 Status: Active  
 Size: 847 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Guest Parking  
 View:  
 List Price: \$264,000  
 List PPSF: \$312  
 Valuated Price: \$210,000  
 Valuated PPSF: \$248

*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: 56  
 Number of active listings for rent: 1  
 Number of active listings for sale: 3  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

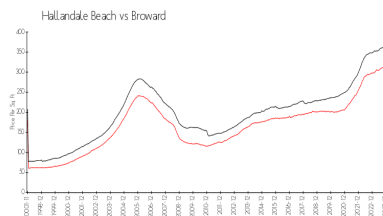
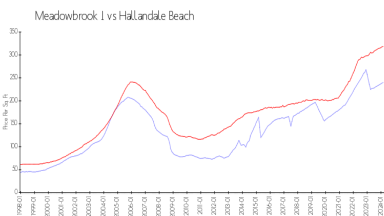
## Building Association Information

Meadowbrook Towers Condominiums  
 (954) 458-7520

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
501	1,092 sq ft	Mar 2024	\$265,000	\$243
508	1,092 sq ft	Jun 2023	\$240,000	\$220
708	1,092 sq ft	May 2023	\$255,000	\$234

## Market Information



Meadowbrook I: \$240/sq. ft.  
 Hallandale Beach: \$319/sq. ft.  
 Hallandale Beach: \$319/sq. ft.  
 Broward: \$349/sq. ft.

## Inventory for Sale

Meadowbrook I: 5%  
 Hallandale Beach: 4%  
 Broward: 3%

## Avg. Time to Close Over Last 12 Months

Meadowbrook I: 62 days  
 Hallandale Beach: 75 days



Broward

66 days