

Unit 804 - Trafalgar Towers 2

804 - 1410 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: A11454414
 Status: Active
 Size: 1,288 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking
 View:
 List Price: \$459,000
 List PPSF: \$356
 Valuated Price: \$381,000
 Valuated PPSF: \$274

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: 120
 Number of active listings for rent: 1
 Number of active listings for sale: 6
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 3

Building Association Information

Trafalgar Towers Association
 1400 S Ocean Dr Apt 806, 33019-2307 Hollywood, FL
 (954) 927-2400

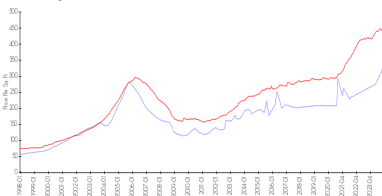
<http://www.facebook.com/pages/Trafalgar-Towers-Association/103356836398706>

Recent Sales

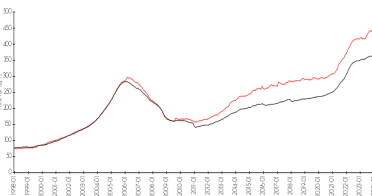
Unit #	Size	Closing Date	Sale Price	PPSF
601	1,041 sq ft	Mar 2024	\$330,000	\$317
1201	1,041 sq ft	Feb 2024	\$377,000	\$362
604	1,288 sq ft	Feb 2024	\$450,000	\$349
1403	874 sq ft	Aug 2023	\$272,500	\$312
1208	1,390 sq ft	May 2023	\$350,000	\$252

Market Information

Trafalgar Towers 2 vs Hollywood Beach



Hollywood Beach vs Broward



Trafalgar Towers 2: \$295/sq. ft.
 Hollywood Beach: \$439/sq. ft.

Hollywood Beach: \$439/sq. ft.
 Broward: \$349/sq. ft.

Inventory for Sale

Trafalgar Towers 2: 5%
 Hollywood Beach: 5%
 Broward: 3%



Avg. Time to Close Over Last 12 Months

Trafalgar Towers 2	63 days
Hollywood Beach	84 days
Broward	66 days