

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:	\$368,000
Valuated PPSF:	\$265

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:	2

Building Association Information

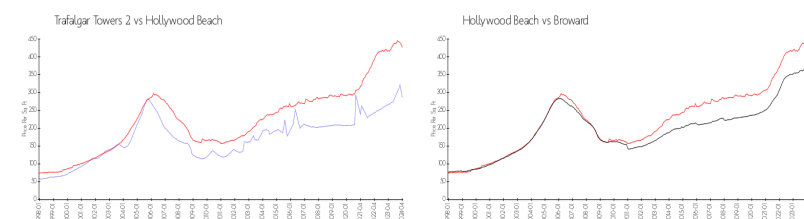
Trafalgar Towers Association
1400 S Ocean Dr Apt 806, 33019-2307 Hollywood, FL
(954) 927-2400

<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:	\$286/sq. ft.	Hollywood Beach:	\$427/sq. ft.
Hollywood Beach:	\$427/sq. ft.	Broward:	\$349/sq. ft.

Inventory for Sale

Trafalgar Towers 2	5%
Hollywood Beach	6%
Broward	4%



Built in 1971 - 120 units - 16 floors

Avg. Time to Close Over Last 12 Months

Trafalgar Towers 2	63 days
Hollywood Beach	85 days
Broward	67 days