

# Unit 18I - Allington Towers

18I - 1600 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number: A11520159  
 Status: Active Under Contract  
 Size: 832 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Guest Parking, Street Parking  
 View:  
 List Price: \$349,000  
 List PPSF: \$419  
 Valuated Price: \$307,000  
 Valuated PPSF: \$341

*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: 187  
 Number of active listings for rent: 6  
 Number of active listings for sale: 15  
 Building inventory for sale: 8%  
 Number of sales over the last 12 months: 16  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 2

## Building Association Information

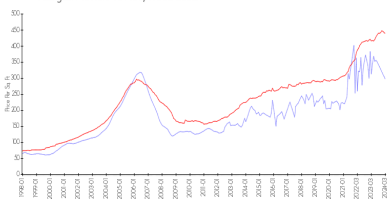
Allington Towers Condominiums Inc  
 1600 S Ocean Drive # 2W  
 (954) 925-2551

## Recent Sales

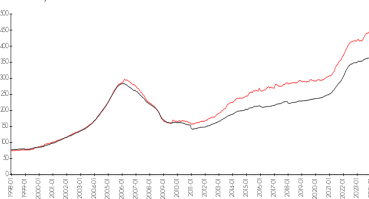
| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 5H     | 1,262 sq ft | Mar 2024     | \$415,000  | \$329 |
| 16F    | 1,218 sq ft | Feb 2024     | \$515,000  | \$423 |
| 4E     | 1,218 sq ft | Jan 2024     | \$455,000  | \$374 |
| 17I    | 900 sq ft   | Dec 2023     | \$300,000  | \$333 |
| 1C     | 832 sq ft   | Dec 2023     | \$325,000  | \$391 |

## Market Information

Allington Towers vs Hollywood Beach



Hollywood Beach vs Broward



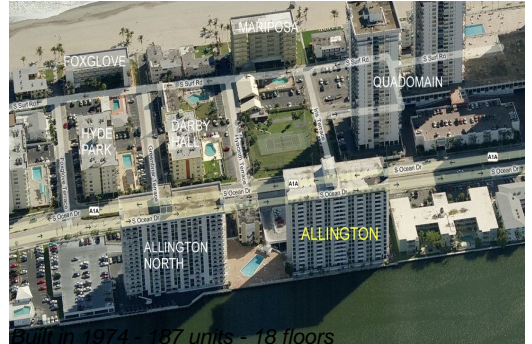
Allington Towers: \$297/sq. ft.  
 Hollywood Beach: \$439/sq. ft.

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

## Inventory for Sale

Allington Towers 8%  
 Hollywood Beach 5%  
 Broward 3%

## Avg. Time to Close Over Last 12 Months



Allington Towers  
Hollywood Beach  
Broward

68 days  
84 days  
66 days