

Unit N105 - Waterway @ Hollywood Beach (North & South)

N105 - 2200 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number:	A11528840
Status:	Pending
Size:	752 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$260,000
List PPSF:	\$346
Valuated Price:	\$228,000
Valuated PPSF:	\$303

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:	100
Number of active listings for rent:	0
Number of active listings for sale:	23
Building inventory for sale:	23%
Number of sales over the last 12 months:	27
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	6

Building Association Information

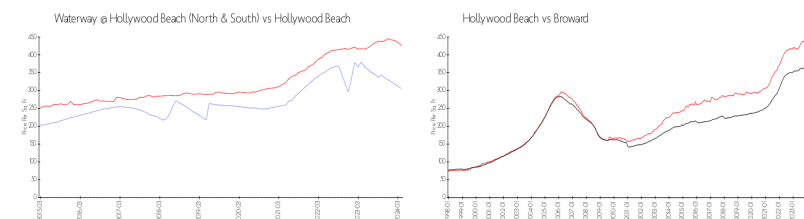
The Waterway at Hollywood Beach
Affinity Management Services
2600 and 2200 S. Ocean Avenue
Hollywood, FL 33019-2753
Tel. (954) 800-8109

<http://www.thewaterwayhollywood.com/>

Recent Sales

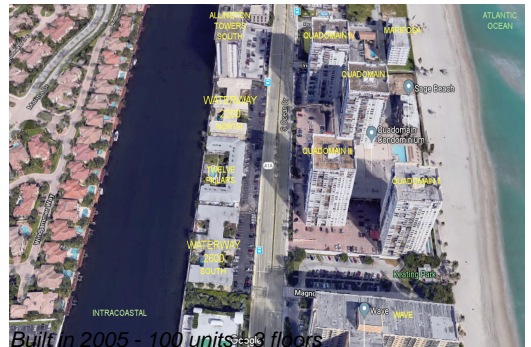
Unit #	Size	Closing Date	Sale Price	PPSF
N107	752 sq ft	Apr 2024	\$227,500	\$303
S106	750 sq ft	Jan 2024	\$275,000	\$367
S112	750 sq ft	Oct 2023	\$255,000	\$340
S109	1,093 sq ft	Sep 2023	\$365,000	\$334
S111	738 sq ft	Jul 2023	\$275,000	\$373
N214	850 sq ft	Jul 2023	\$243,000	\$286

Market Information



Waterway @
Hollywood Beach
(North & South):
Hollywood Beach: \$427/sq. ft.

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



Inventory for Sale

Waterway @ Hollywood Beach (North & South)	23%
Hollywood Beach	6%
Broward	4%

Avg. Time to Close Over Last 12 Months

Waterway @ Hollywood Beach (North & South)	67 days
Hollywood Beach	85 days
Broward	67 days