

Unit 2350 NW 33rd St # 804 - Sailboat Pointe

2350 NW 33rd St # 804 - 2300-2667 NW 33 St, Oakland Park, FL, Broward 33309

Unit Information

MLS Number: A11534880
 Status: Active
 Size: 834 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Guest Parking
 View:
 List Price: \$220,000
 List PPSF: \$264
 Valuated Price: \$168,000
 Valuated PPSF: \$201

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: 376
 Number of active listings for rent: 0
 Number of active listings for sale: 19
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 18
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 4

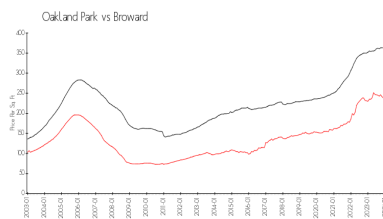
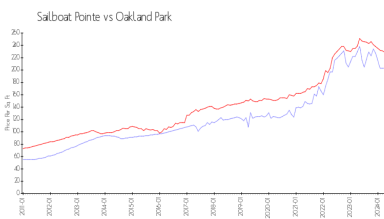
Building Association Information

Sailboat Pointe
 Condominium Association Inc
 2325 NW 33rd St,
 Oakland Park, FL 33309
 (954) 677-9489

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1504	1,256 sq ft	Mar 2024	\$200,000	\$159
1412	1,241 sq ft	Mar 2024	\$285,000	\$230
1508	1,256 sq ft	Feb 2024	\$280,000	\$223
1107	1,241 sq ft	Feb 2024	\$251,500	\$203
1410	1,256 sq ft	Jan 2024	\$295,000	\$235
2415	834 sq ft	Jan 2024	\$210,000	\$252

Market Information



Sailboat Pointe: \$203/sq. ft.
 Oakland Park: \$229/sq. ft.

Oakland Park: \$229/sq. ft.
 Broward: \$348/sq. ft.

Inventory for Sale

Sailboat Pointe 5%
 Oakland Park 4%
 Broward 3%



Avg. Time to Close Over Last 12 Months

Sailboat Pointe	48 days
Oakland Park	45 days
Broward	66 days