

# Unit 1223 - Sea Air Towers

1223 - 3725 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number:	A11538164
Status:	Active
Size:	896 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Guest Parking,Valet Parking
View:	
List Price:	\$425,000
List PPSF:	\$474
Valuated Price:	\$306,000
Valuated PPSF:	\$345

*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:	350
Number of active listings for rent:	21
Number of active listings for sale:	22
Building inventory for sale:	6%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	5

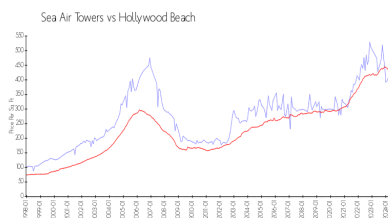
## Building Association Information

Sea Air Towers Condominium  
(954) 458-5106

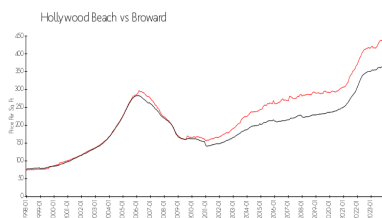
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
617	1,250 sq ft	Apr 2024	\$300,000	\$240
706	1,248 sq ft	Apr 2024	\$585,000	\$469
921	847 sq ft	Apr 2024	\$330,000	\$390
401	1,368 sq ft	Apr 2024	\$690,000	\$504
1409	896 sq ft	Feb 2024	\$307,500	\$343

## Market Information



Sea Air Towers: \$416/sq. ft.  
Hollywood Beach: \$427/sq. ft.



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

## Inventory for Sale

Sea Air Towers	6%
Hollywood Beach	6%
Broward	4%

## Avg. Time to Close Over Last 12 Months



Sea Air Towers  
Hollywood Beach  
Broward

120 days  
85 days  
67 days