

# Unit 318-B - Paradise Villas A & B

318-B - 501 Blue Heron Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11541428  
 Status: Active  
 Size: 1,200 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View: Pool Area View  
 Rental Price: \$2,700  
 List PPSF: \$2  
 Valuated Price: \$266,000  
 Valuated PPSF: \$222

*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.*

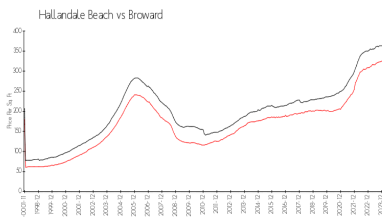
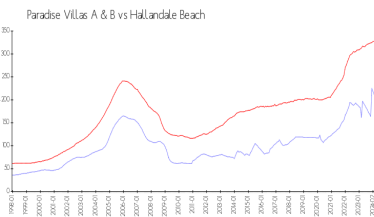
## Building Information

Number of units: 132  
 Number of active listings for rent: 0  
 Number of active listings for sale: 5  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

## Building Association Information

Paradise Villas Condo Association  
 400 Layne Boulevard  
 Hallandale, FL 33009  
 (954) 456-7205

## Market Information



Paradise Villas A & B:	\$205/sq. ft.	Hallandale Beach:	\$326/sq. ft.
B:		Broward:	\$348/sq. ft.
Hallandale Beach:	\$326/sq. ft.		

## Inventory for Sale

Paradise Villas A & B: 4%  
 Hallandale Beach: 4%  
 Broward: 3%

## Avg. Time to Close Over Last 12 Months

Paradise Villas A & B: 24 days  
 Hallandale Beach: 76 days  
 Broward: 67 days

