

# Unit 4409 - Beach Club 2

4409 - 1830 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	A11549198
Status:	Active
Size:	844 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	2 Spaces,Valet Parking
View:	Ocean View
Rental Price:	\$4,400
List PPSF:	\$5
Valuated Price:	\$723,000
Valuated PPSF:	\$857

*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.*

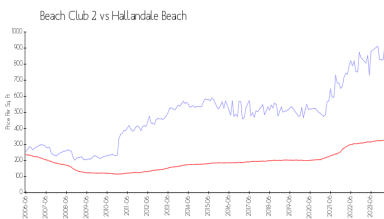
## Building Information

Number of units:	483
Number of active listings for rent:	125
Number of active listings for sale:	22
Building inventory for sale:	4%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	5

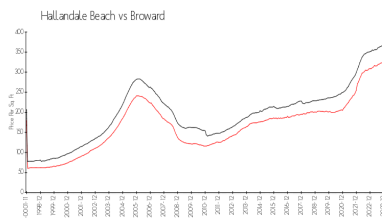
## Building Association Information

Beach Club 2 Condominium association  
(954) 457-4622

## Market Information



Beach Club 2: \$842/sq. ft.  
Hallandale Beach: \$325/sq. ft.



Hallandale Beach: \$325/sq. ft.  
Broward: \$351/sq. ft.

## Inventory for Sale

Beach Club 2	5%
Hallandale Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Beach Club 2	99 days
Hallandale Beach	76 days
Broward	67 days

