

# Unit 108 - Residences on Hollywood West

108 - 3000 S Ocean Dr, Hollywood Beach, FL, Broward 33109

## Unit Information

MLS Number: A11551852  
 Status: Active  
 Size: 906 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$350,000  
 List PPSF: \$386  
 Valuated Price: \$324,000  
 Valuated PPSF: \$358

*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: 175  
 Number of active listings for rent: 14  
 Number of active listings for sale: 8  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 4

## Building Association Information

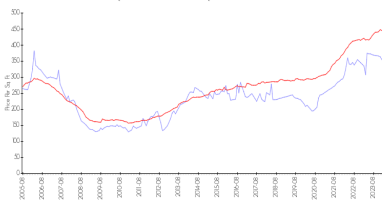
Residences on Hollywood Beach  
 (954) 929-9463

## Recent Sales

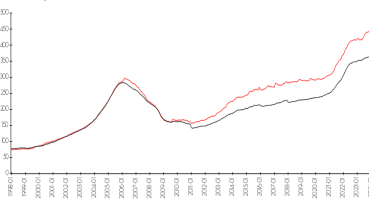
Unit #	Size	Closing Date	Sale Price	PPSF
1000	1,288 sq ft	Apr 2024	\$420,000	\$326
410	1,016 sq ft	Mar 2024	\$295,000	\$290
1200	1,288 sq ft	Mar 2024	\$490,000	\$380
816	906 sq ft	Feb 2024	\$360,000	\$397
612	906 sq ft	Jan 2024	\$340,000	\$375

## Market Information

Residences on Hollywood West vs Hollywood Beach



Hollywood Beach vs Broward



Residences on Hollywood West: \$371/sq. ft.  
 Hollywood Beach: \$439/sq. ft.  
 Hollywood Beach: \$439/sq. ft.  
 Broward: \$349/sq. ft.

## Inventory for Sale

Residences on Hollywood West: 5%  
 Hollywood Beach: 5%  
 Broward: 3%

## Avg. Time to Close Over Last 12 Months



Residences on Hollywood West	86 days
Hollywood Beach	84 days
Broward	66 days