

Unit R1601 - Hyde Beach House

R1601 - 4010 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11551861 |
| Status: | Active |
| Size: | 1,044 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$795,000 |
| List PPSF: | \$761 |
| Valuated Price: | \$725,000 |
| Valuated PPSF: | \$674 |

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

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|--|-----|
| Number of units: | 341 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 76 |
| Building inventory for sale: | 22% |
| Number of sales over the last 12 months: | 34 |
| Number of sales over the last 6 months: | 11 |
| Number of sales over the last 3 months: | 5 |

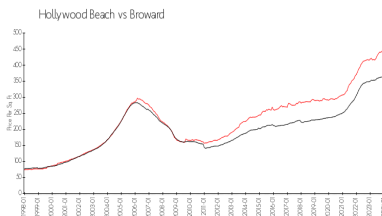
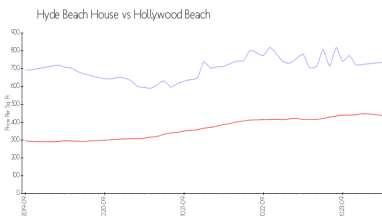
Building Association Information

Hyde Beach House
 Address: 4010 S Ocean Dr,
 Hollywood, FL 33019
 Phone: +1 786-522-3800

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| R1608 | 1,361 sq ft | Apr 2024 | \$880,000 | \$647 |
| R2201 | 1,075 sq ft | Mar 2024 | \$770,000 | \$716 |
| R1005 | 1,044 sq ft | Nov 2023 | \$738,000 | \$707 |
| T4207 | 1,100 sq ft | Nov 2023 | \$890,000 | \$809 |
| T3902 | 1,075 sq ft | Nov 2023 | \$910,000 | \$847 |

Market Information



Hyde Beach House: \$734/sq. ft.
 Hollywood Beach: \$439/sq. ft.

Hollywood Beach: \$439/sq. ft.
 Broward: \$349/sq. ft.

Inventory for Sale

| | |
|------------------|-----|
| Hyde Beach House | 22% |
| Hollywood Beach | 5% |
| Broward | 3% |



Avg. Time to Close Over Last 12 Months

| | |
|------------------|----------|
| Hyde Beach House | 151 days |
| Hollywood Beach | 84 days |
| Broward | 66 days |