

Unit 803 - Ocean Club

803 - 4020 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	A11570375
Status:	Active
Size:	1,596 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking, Guest Parking
View:	
List Price:	\$524,000
List PPSF:	\$328
Valuated Price:	\$562,000
Valuated PPSF:	\$352

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:	207
Number of active listings for rent:	4
Number of active listings for sale:	9
Building inventory for sale:	4%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	0

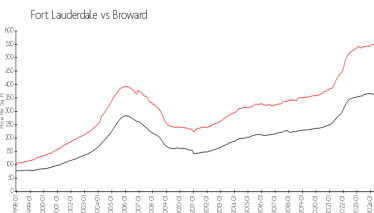
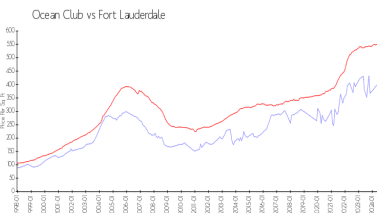
Building Association Information

Ocean Club Condominium
(954) 563-2425

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1104	1,596 sq ft	Jun 2024	\$630,000	\$395
1806	1,907 sq ft	May 2024	\$700,000	\$367
310	1,166 sq ft	May 2024	\$429,000	\$368
1005	1,514 sq ft	Feb 2024	\$599,000	\$396
1411	1,645 sq ft	Nov 2023	\$880,000	\$535

Market Information

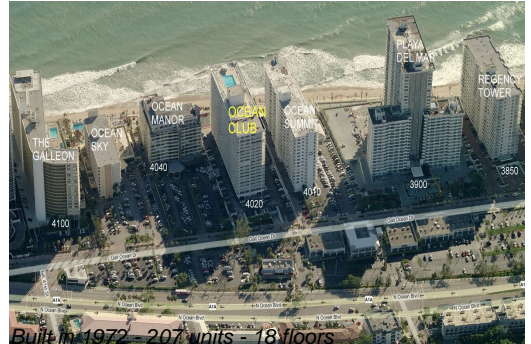


Ocean Club:	\$405/sq. ft.	Fort Lauderdale:	\$547/sq. ft.
Fort Lauderdale:	\$547/sq. ft.	Broward:	\$346/sq. ft.

Inventory for Sale

Ocean Club	4%
Fort Lauderdale	5%
Broward	4%

Avg. Time to Close Over Last 12 Months



Ocean Club
Fort Lauderdale
Broward

93 days
84 days
72 days