

# Unit 405E - Oceanside North

405E - 3201 NE 8 St, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number:	A11575601
Status:	Active
Size:	1,100 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space, Additional Spaces Available
View:	
List Price:	\$319,000
List PPSF:	\$290
Valuated Price:	\$294,000
Valuated PPSF:	\$267

*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:	72
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	2%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

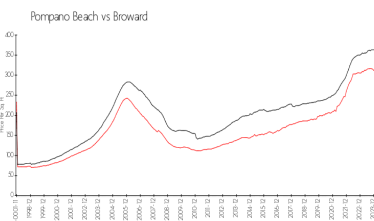
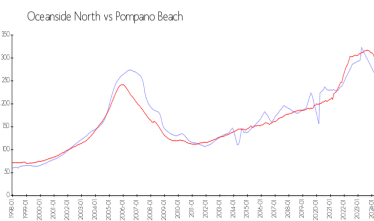
## Building Association Information

Oceanside North Association Inc  
3211 NE 8th St, Pompano Beach, FL 33062 954-784-4065

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,100 sq ft	Feb 2024	\$250,000	\$227
103	1,100 sq ft	Jun 2023	\$305,000	\$277

## Market Information



Oceanside North:	\$263/sq. ft.	Pompano Beach:	\$300/sq. ft.
Pompano Beach:	\$300/sq. ft.	Broward:	\$348/sq. ft.

## Inventory for Sale

Oceanside North	3%
Pompano Beach	3%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Oceanside North	92 days
Pompano Beach	72 days
Broward	67 days

