

Unit 1408 - Leisure Towers

1408 - 1500 S Ocean Blvd, Lauderdale by the Sea, FL, Broward 33062

Unit Information

MLS Number: A11577300
 Status: Active
 Size: 1,070 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking,Covered Parking,Guest Parking
 View:
 List Price: \$509,900
 List PPSF: \$477
 Valuated Price: \$446,000
 Valuated PPSF: \$417

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: 118
 Number of active listings for rent: 0
 Number of active listings for sale: 19
 Building inventory for sale: 16%
 Number of sales over the last 12 months: 17
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 3

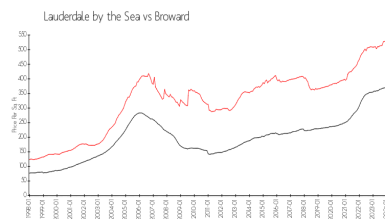
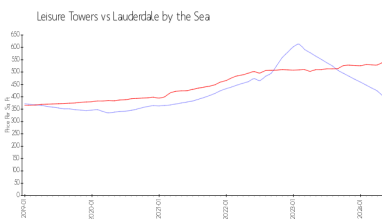
Building Association Information

Leisure Towers
 Address: 1500 S Ocean Blvd,
 Pompano Beach, FL 3306
 Phone: +1 954-946-2444

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
508	1,070 sq ft	Jun 2024	\$445,000	\$416
801	1,070 sq ft	Apr 2024	\$442,500	\$414
1403	1,070 sq ft	Feb 2024	\$480,000	\$449
207	1,250 sq ft	Aug 2023	\$517,000	\$414
1403	1,250 sq ft	Jul 2023	\$525,000	\$420
1207	1,250 sq ft	Jul 2023	\$545,000	\$436

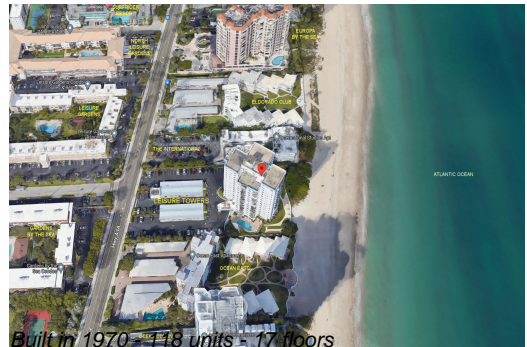
Market Information



Leisure Towers: \$402/sq. ft.
 Lauderdale by the Sea: \$540/sq. ft.
 Lauderdale by the Sea: \$540/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Leisure Towers 16%



Lauderdale by the Sea	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Leisure Towers	133 days
Lauderdale by the Sea	80 days
Broward	69 days