

# Unit 2460 NW 33rd St # 1714 - Sailboat Pointe

2460 NW 33rd St # 1714 - 2300-2667 NW 33 St, Oakland Park, FL, Broward 33309

## Unit Information

MLS Number:	A11579671
Status:	Active
Size:	834 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$218,000
List PPSF:	\$261
Valuated Price:	\$188,000
Valuated PPSF:	\$225

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:	376
Number of active listings for rent:	0
Number of active listings for sale:	15
Building inventory for sale:	3%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	1

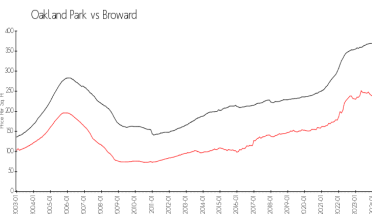
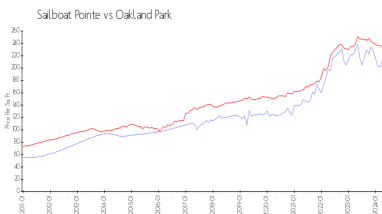
## Building Association Information

Sailboat Pointe  
 Condominium Association Inc  
 2325 NW 33rd St,  
 Oakland Park, FL 33309  
 (954) 677-9489

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
705	1,256 sq ft	May 2024	\$278,000	\$221
1504	1,256 sq ft	Mar 2024	\$200,000	\$159
1412	1,241 sq ft	Mar 2024	\$285,000	\$230
1508	1,256 sq ft	Feb 2024	\$280,000	\$223
1107	1,241 sq ft	Feb 2024	\$251,500	\$203

## Market Information

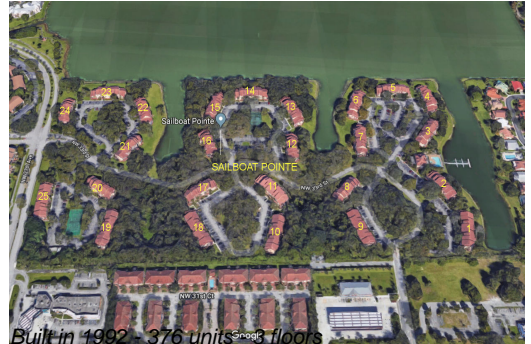


Sailboat Pointe: \$223/sq. ft.  
 Oakland Park: \$233/sq. ft.

Oakland Park: \$233/sq. ft.  
 Broward: \$351/sq. ft.

## Inventory for Sale

Sailboat Pointe	4%
Oakland Park	4%
Broward	4%



**Avg. Time to Close Over Last 12 Months**

Sailboat Pointe	58 days
Oakland Park	52 days
Broward	69 days