

# Unit 602 - Gale (Tiffany House)

602 - 401 N Birch Rd, Fort Lauderdale, FL, Broward 33304

## Unit Information

MLS Number:	A11581303
Status:	Active
Size:	1,286 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Spaces,Covered Parking,Valet Parking
View:	Bay,Intracoastal View,Water View
Rental Price:	\$7,950
List PPSF:	\$6
Valuated Price:	\$1,126,000
Valuated PPSF:	\$876

*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.*

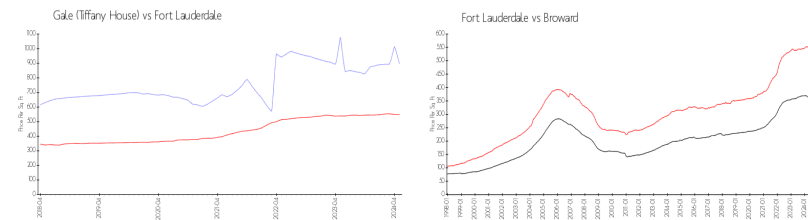
## Building Information

Number of units:	129
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	2%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

## Building Association Information

Tiffany House Condominium  
 Address: 401 N Birch Rd,  
 Fort Lauderdale, FL 33304  
 Phone: +1 954-947-0501

## Market Information



Gale (Tiffany House):	\$897/sq. ft.	Fort Lauderdale:	\$549/sq. ft.
Fort Lauderdale:	\$549/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Gale (Tiffany House)	2%
Fort Lauderdale	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Gale (Tiffany House)	77 days
Fort Lauderdale	80 days
Broward	69 days

