

Unit 708 - Fairways Riviera North

708 - 400 Diplomat Pkwy, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number: A11581588
 Status: Active
 Size: 1,135 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Guest Parking
 View:
 List Price: \$284,999
 List PPSF: \$251
 Valuated Price: \$275,000
 Valuated PPSF: \$242

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: 90
 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: 5
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

Building Association Information

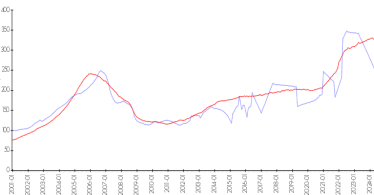
Fairways Riviera Association Inc
 250 Diplomat Parkway Hallandale Beach,
 FL33009-3724
 (954) 457-8348

Recent Sales

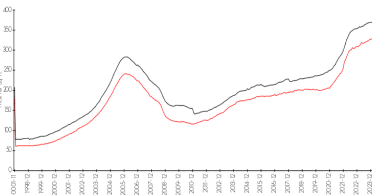
Unit #	Size	Closing Date	Sale Price	PPSF
401	1,135 sq ft	Jun 2024	\$410,000	\$361
214	1,135 sq ft	Jun 2024	\$336,000	\$296
408	1,135 sq ft	Dec 2023	\$321,900	\$284
605	1,135 sq ft	Dec 2023	\$340,000	\$300
407	1,135 sq ft	Nov 2023	\$352,300	\$310

Market Information

Fairways Riviera North vs Hallandale Beach



Hallandale Beach vs Broward



Fairways Riviera North:	\$249/sq. ft.	Hallandale Beach:	\$328/sq. ft.
Hallandale Beach:	\$328/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Fairways Riviera North: 2%
 Hallandale Beach: 4%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

Fairways Riviera North	79 days
Hallandale Beach	77 days
Broward	69 days