

Unit 714 - Fairways Riviera

714 - 200 Diplomat Pkwy, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number:	A11583311
Status:	Active
Size:	850 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	Covered Parking
View:	
List Price:	\$269,000
List PPSF:	\$316
Valuated Price:	\$245,000
Valuated PPSF:	\$288

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:	238
Number of active listings for rent:	0
Number of active listings for sale:	21
Building inventory for sale:	8%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

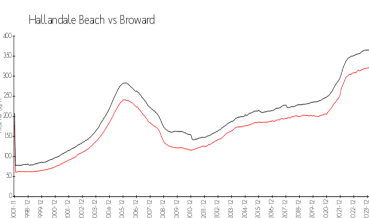
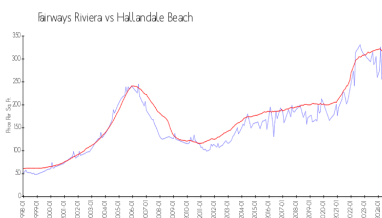
Building Association Information

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

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
821	1,150 sq ft	Aug 2024	\$340,000	\$296
625	850 sq ft	Aug 2024	\$225,000	\$265
826	975 sq ft	May 2024	\$250,000	\$256
518	1,150 sq ft	Apr 2024	\$260,000	\$226
634	1,150 sq ft	Mar 2024	\$405,000	\$352

Market Information



Fairways Riviera:	\$294/sq. ft.	Hallandale Beach:	\$315/sq. ft.
Hallandale Beach:	\$315/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Fairways Riviera	9%
Hallandale Beach	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Fairways Riviera	91 days
Hallandale Beach	77 days



Broward

72 days