

# Unit 2602 - Beach Club 3

2602 - 1800 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11583701  
 Status: Active  
 Size: 1,841 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms:  
 Parking Spaces:  
 View: Bay,Ocean View,Direct Ocean  
 Rental Price: \$6,900  
 List PPSF: \$4  
 Valuated Price: \$1,244,000  
 Valuated PPSF: \$676

*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.*

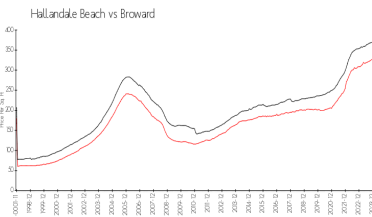
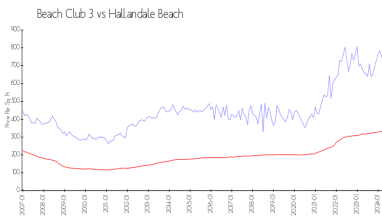
## Building Information

Number of units: 389  
 Number of active listings for rent: 42  
 Number of active listings for sale: 16  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 24  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 3

## Building Association Information

Beach Club 3 Condominium association  
 (954) 457-8587

## Market Information



Beach Club 3: \$692/sq. ft.      Hallandale Beach: \$328/sq. ft.  
 Hallandale Beach: \$328/sq. ft.      Broward: \$351/sq. ft.

## Inventory for Sale

Beach Club 3: 4%  
 Hallandale Beach: 4%  
 Broward: 4%

## Avg. Time to Close Over Last 12 Months

Beach Club 3: 69 days  
 Hallandale Beach: 76 days  
 Broward: 69 days

