

# Unit 407 - Claridge

407 - 1340 S Ocean Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number: A11588211  
 Status: Active  
 Size: 1,781 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$5,099  
 List PPSF: \$3  
 Valuated Price: \$617,000  
 Valuated PPSF: \$346

*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.*

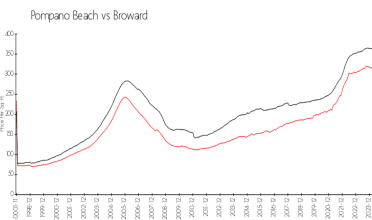
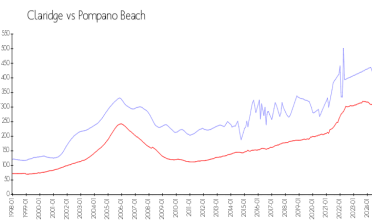
## Building Information

Number of units: 198  
 Number of active listings for rent: 2  
 Number of active listings for sale: 5  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 0

## Building Association Information

Claridge  
 1340 S Ocean Boulevard  
 Pompano Beach, FL 33062-6904  
 (954) 943-7882

## Market Information



Claridge: \$390/sq. ft. Pompano Beach: \$307/sq. ft.  
 Pompano Beach: \$307/sq. ft. Broward: \$345/sq. ft.

## Inventory for Sale

Claridge 3%  
 Pompano Beach 4%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months

Claridge 99 days  
 Pompano Beach 79 days  
 Broward 72 days

