

Unit 2306 - Quadomain Catania

2306 - 2301 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: A11592353
 Status: Active
 Size: 1,000 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View:
 List Price: \$499,000
 List PPSF: \$499
 Valuated Price: \$362,000
 Valuated PPSF: \$374

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: 203
 Number of active listings for rent: 5
 Number of active listings for sale: 14
 Building inventory for sale: 6%
 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

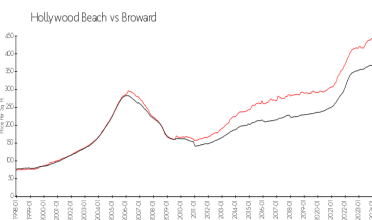
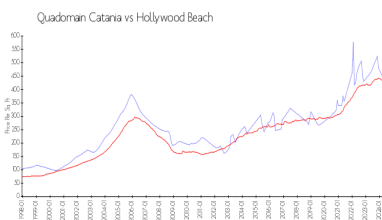
Quadomain Condominium Association Inc
 U2201 South Ocean Drive # 2
 Hollywood, FL 33019
 (954) 921-8902

http://www.quadomainweb.com/quadomain/outside_home.asp

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2101	1,460 sq ft	Jun 2024	\$635,000	\$435
1001	1,400 sq ft	Jun 2024	\$670,000	\$479
308	1,090 sq ft	Dec 2023	\$490,000	\$450
1208	1,090 sq ft	Dec 2023	\$577,000	\$529
1007	1,240 sq ft	Jul 2023	\$650,000	\$524

Market Information



Quadomain Catania: \$429/sq. ft.
 Hollywood Beach: \$418/sq. ft.

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 Broward: \$349/sq. ft.

Inventory for Sale

Quadomain Catania 7%



Hollywood Beach	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Quadomain Catania	109 days
Hollywood Beach	91 days
Broward	70 days