

# Unit T1401 - Beachwalk

T1401 - 2602 E Hallandale Beach Blvd, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	A11592428
Status:	Active
Size:	1,737 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking
View:	
List Price:	\$825,000
List PPSF:	\$475
Valuated Price:	\$791,000
Valuated PPSF:	\$455

*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:	300
Number of active listings for rent:	0
Number of active listings for sale:	54
Building inventory for sale:	18%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

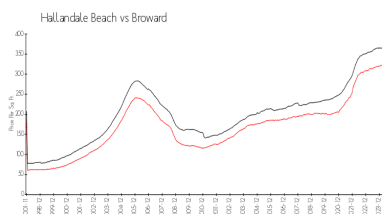
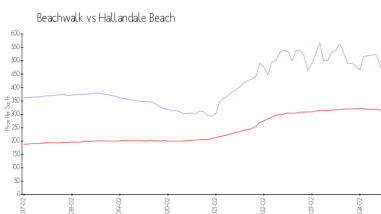
## Building Association Information

Beachwalk  
Address: 2801 E Hallandale Beach Blvd, Hallandale Beach, FL 33009  
Phone: +1 954-457-4488

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
R2507	1,030 sq ft	Jun 2024	\$570,000	\$553
R2208	1,037 sq ft	Jun 2024	\$542,500	\$523
R1909	1,020 sq ft	Mar 2024	\$535,000	\$525
R2107	1,030 sq ft	Mar 2024	\$540,000	\$524
R2703	1,030 sq ft	Feb 2024	\$525,000	\$510

## Market Information



Beachwalk: \$454/sq. ft.  
Hallandale Beach: \$315/sq. ft.

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Broward: \$351/sq. ft.

## Inventory for Sale

Beachwalk	18%
Hallandale Beach	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Beachwalk	110 days
Hallandale Beach	77 days
Broward	72 days

