

Unit 2504 - Ocean Marine Yacht Club

2504 - 1945 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number:	A11597956
Status:	Active
Size:	1,748 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking,Covered Parking,Valet Parking
View:	
List Price:	\$985,000
List PPSF:	\$564
Valuated Price:	\$913,000
Valuated PPSF:	\$552

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:	267
Number of active listings for rent:	16
Number of active listings for sale:	16
Building inventory for sale:	5%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	1

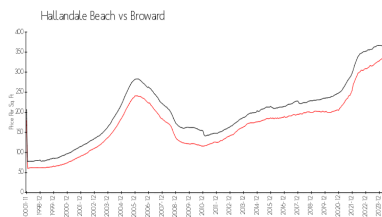
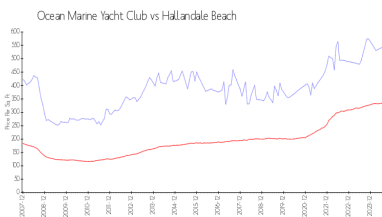
Building Association Information

Ocean Marine Yacht Club condominium
(954) 454-2221

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
403	875 sq ft	Jul 2024	\$443,000	\$506
2202	821 sq ft	May 2024	\$450,000	\$548
501	1,752 sq ft	Mar 2024	\$750,000	\$428
2209	1,306 sq ft	Mar 2024	\$700,000	\$536
807	836 sq ft	Feb 2024	\$450,000	\$538

Market Information



Ocean Marine Yacht Club: \$548/sq. ft.
Hallandale Beach: \$331/sq. ft.

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Broward: \$346/sq. ft.

Inventory for Sale

Ocean Marine Yacht Club	6%
Hallandale Beach	5%
Broward	4%



Avg. Time to Close Over Last 12 Months

Ocean Marine Yacht Club	81 days
Hallandale Beach	76 days
Broward	72 days