

# Unit 106 - Olympus A

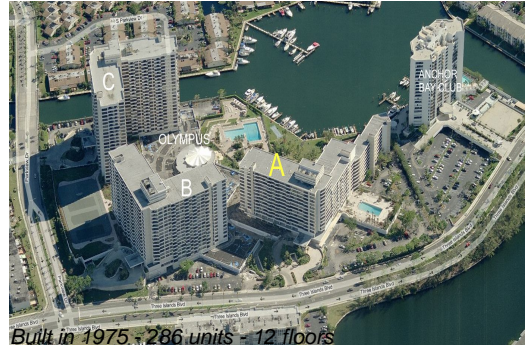
106 - 500 Three Islands Blvd, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11598129  
 Status: Active  
 Size: 1,500 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking, Covered Parking, Guest Parking, Parking-Under Building, Valet Parking

View:  
 List Price: \$419,000  
 List PPSF: \$279  
 Valuated Price: \$347,000  
 Valuated PPSF: \$204

*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: 286  
 Number of active listings for rent: 6  
 Number of active listings for sale: 8  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

## Building Association Information

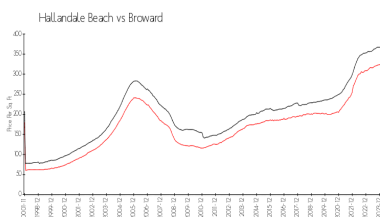
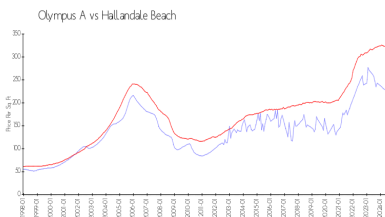
The Olympus Condominiums  
 Administration Office  
 954-456-8886

<http://olympuscondo.com/home.asp>

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 119    | 828 sq ft   | May 2024     | \$240,000  | \$290 |
| 627    | 1,400 sq ft | Mar 2024     | \$320,000  | \$229 |
| 310    | 1,400 sq ft | Feb 2024     | \$330,000  | \$236 |
| 322    | 828 sq ft   | Jan 2024     | \$248,000  | \$300 |
| 216    | 828 sq ft   | Nov 2023     | \$250,000  | \$302 |

## Market Information



Olympus A: \$221/sq. ft.  
 Hallandale Beach: \$321/sq. ft.

Hallandale Beach: \$321/sq. ft.  
 Broward: \$349/sq. ft.

## Inventory for Sale

|                  |    |
|------------------|----|
| Olympus A        | 3% |
| Hallandale Beach | 4% |
| Broward          | 4% |

**Avg. Time to Close Over Last 12 Months**

|                  |         |
|------------------|---------|
| Olympus A        | 55 days |
| Hallandale Beach | 74 days |
| Broward          | 70 days |