

# Unit 206-A - Golden Isle

206-A - 700 Layne Blvd, Hallandale Beach, FL, Broward 33009

## Unit Information

|                 |                        |
|-----------------|------------------------|
| MLS Number:     | A11605629              |
| Status:         | Temp Off Market        |
| Size:           | 720 Sq ft.             |
| Bedrooms:       | 1                      |
| Full Bathrooms: | 1                      |
| Half Bathrooms: |                        |
| Parking Spaces: | 1 Space, Guest Parking |
| View:           |                        |
| List Price:     | \$225,000              |
| List PPSF:      | \$313                  |
| Valuated Price: | \$233,000              |
| Valuated PPSF:  | \$324                  |

*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:                         | 70 |
| Number of active listings for rent:      | 1  |
| Number of active listings for sale:      | 6  |
| Building inventory for sale:             | 8% |
| Number of sales over the last 12 months: | 3  |
| Number of sales over the last 6 months:  | 0  |
| Number of sales over the last 3 months:  | 0  |

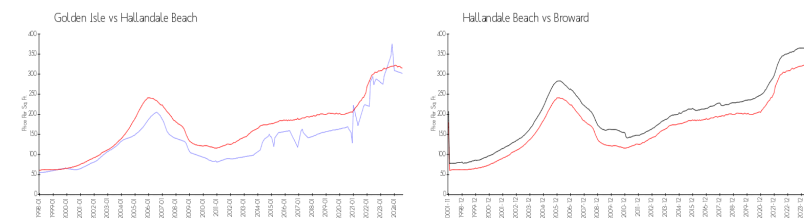
## Building Association Information

Golden Isle Condo Apts  
700 Layne Boulevard  
Hallandale Beach, FL 33009-6551  
(954) 457-8132

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 312    | 1,050 sq ft | Jan 2024     | \$310,000  | \$295 |
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| 219    | 720 sq ft   | Nov 2023     | \$255,000  | \$354 |

## Market Information



|                   |               |                   |               |
|-------------------|---------------|-------------------|---------------|
| Golden Isle:      | \$307/sq. ft. | Hallandale Beach: | \$315/sq. ft. |
| Hallandale Beach: | \$315/sq. ft. | Broward:          | \$351/sq. ft. |

## Inventory for Sale

|                  |    |
|------------------|----|
| Golden Isle      | 9% |
| Hallandale Beach | 5% |
| Broward          | 4% |

## Avg. Time to Close Over Last 12 Months

|                  |         |
|------------------|---------|
| Golden Isle      | 96 days |
| Hallandale Beach | 77 days |
| Broward          | 72 days |

