

# Unit 1618 - Wave

1618 - 2501 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number: A11614626  
 Status: Active  
 Size: 745 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking, Valet Parking  
 View:  
 List Price: \$503,700  
 List PPSF: \$676  
 Valuated Price: \$509,000  
 Valuated PPSF: \$683

*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: 551  
 Number of active listings for rent: 49  
 Number of active listings for sale: 17  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 3

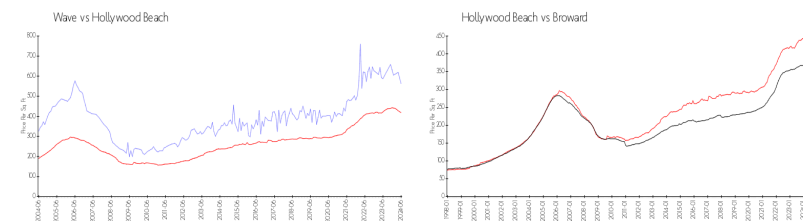
## Building Association Information

The Wave Condominium  
 (954) 929-8090

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
927	590 sq ft	Jul 2024	\$300,000	\$508
1223	835 sq ft	Jul 2024	\$555,000	\$665
410	1,198 sq ft	Jul 2024	\$625,000	\$522
831	745 sq ft	Apr 2024	\$395,000	\$530
1530	835 sq ft	Apr 2024	\$505,000	\$605
715	745 sq ft	Apr 2024	\$460,000	\$617

## Market Information

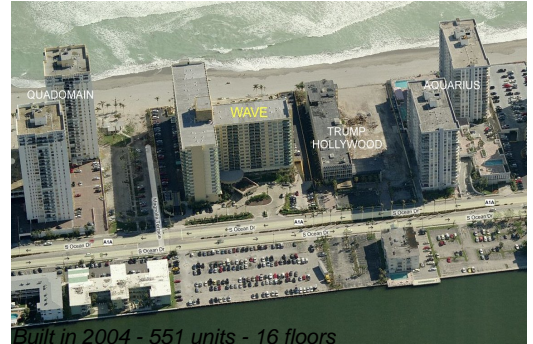


Wave: \$562/sq. ft.      Hollywood Beach: \$418/sq. ft.  
 Hollywood Beach: \$418/sq. ft.      Broward: \$349/sq. ft.

## Inventory for Sale

Wave: 3%  
 Hollywood Beach: 5%  
 Broward: 4%

## Avg. Time to Close Over Last 12 Months



Wave  
Hollywood Beach  
Broward

67 days  
91 days  
70 days