

Unit 2806 - Hyde Beach Resort & Residences

2806 - 4111 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number:	A11616277
Status:	Active
Size:	1,129 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space, Valet Parking
View:	
List Price:	\$790,000
List PPSF:	\$700
Valuated Price:	\$778,000
Valuated PPSF:	\$689

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:	407
Number of active listings for rent:	0
Number of active listings for sale:	72
Building inventory for sale:	17%
Number of sales over the last 12 months:	30
Number of sales over the last 6 months:	14
Number of sales over the last 3 months:	5

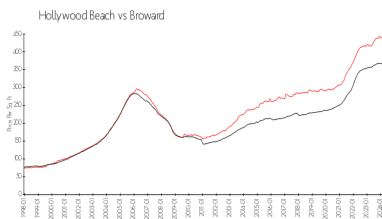
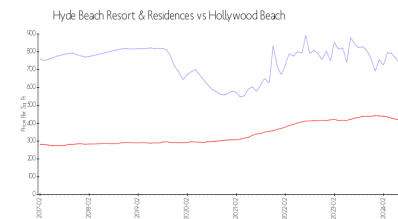
Building Association Information

Hyde Beach Residence & Resort
 Address: 2801 E Hallandale Beach Blvd, Hallandale Beach, FL 33009
 Phone: +1 954-457-4488

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2112	869 sq ft	Jul 2024	\$600,000	\$690
3107	852 sq ft	Jul 2024	\$684,999	\$804
1009		Jul 2024	\$590,000	
1509	841 sq ft	Jul 2024	\$615,000	\$731
3805	1,126 sq ft	May 2024	\$865,000	\$768

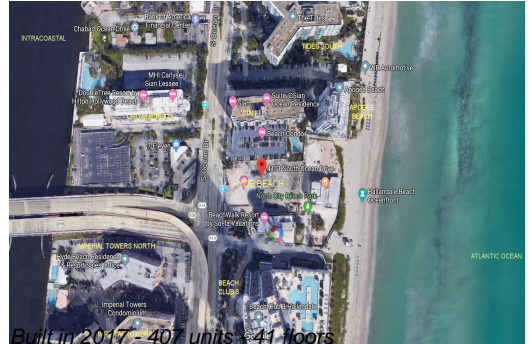
Market Information



Hyde Beach Resort & Residences:	\$737/sq. ft.	Hollywood Beach:	\$418/sq. ft.
Hollywood Beach:	\$418/sq. ft.	Broward:	\$349/sq. ft.

Inventory for Sale

Hyde Beach Resort & Residences	18%
Hollywood Beach	5%
Broward	4%



Built in 2017 - 407 units - 41 floors

Avg. Time to Close Over Last 12 Months

Hyde Beach Resort & Residences	219 days
Hollywood Beach	91 days
Broward	70 days