

# Unit 1039 - Residences on Hollywood East

1039 - 3001 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number:	A11621469
Status:	Active
Size:	817 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space, Guest Parking, Valet Parking
View:	
List Price:	\$390,000
List PPSF:	\$477
Valuated Price:	\$388,000
Valuated PPSF:	\$475

*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:	359
Number of active listings for rent:	33
Number of active listings for sale:	17
Building inventory for sale:	4%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	4

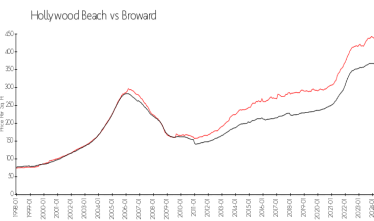
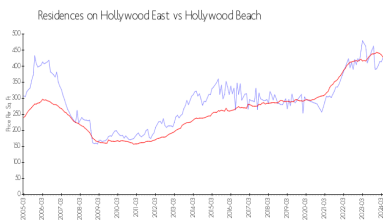
## Building Association Information

Residences on Hollywood Beach  
(954) 925-9416

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
413	1,251 sq ft	Jun 2024	\$585,000	\$468
917	883 sq ft	May 2024	\$410,000	\$464
925	1,251 sq ft	May 2024	\$600,000	\$480
1111	1,208 sq ft	May 2024	\$675,000	\$559
1527	1,170 sq ft	Apr 2024	\$540,000	\$462

## Market Information

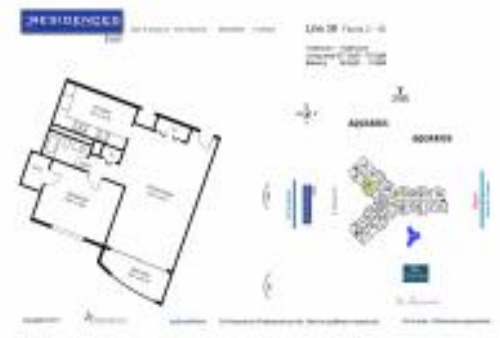


Residences on Hollywood East:	\$459/sq. ft.	Hollywood Beach:	\$418/sq. ft.
Hollywood Beach:	\$418/sq. ft.	Broward:	\$349/sq. ft.

## Inventory for Sale

Residences on Hollywood East	5%
Hollywood Beach	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months



Residences on Hollywood East  
Hollywood Beach  
Broward

83 days  
91 days  
70 days