

Unit 907 - Quadomain Catania

907 - 2301 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: A11636697
 Status: Active
 Size: 1,240 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View:
 List Price: \$599,000
 List PPSF: \$483
 Valuated Price: \$508,000
 Valuated PPSF: \$391

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: 203
 Number of active listings for rent: 5
 Number of active listings for sale: 12
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 3

Building Association Information

Quadomain Condominium Association Inc
 U2201 South Ocean Drive # 2
 Hollywood, FL 33019
 (954) 921-8902

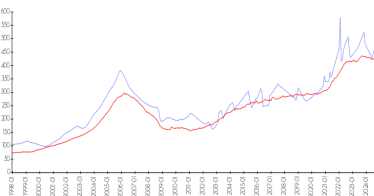
http://www.quadomainweb.com/quadomain/outside_home.asp

Recent Sales

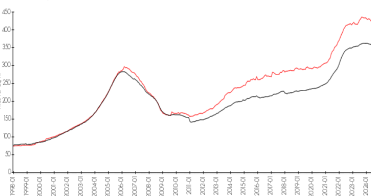
Unit #	Size	Closing Date	Sale Price	PPSF
2405	1,230 sq ft	Oct 2024	\$575,000	\$467
1505	1,230 sq ft	Sep 2024	\$585,000	\$476
801	1,350 sq ft	Sep 2024	\$745,000	\$552
2101	1,460 sq ft	Jun 2024	\$635,000	\$435
1001	1,400 sq ft	Jun 2024	\$670,000	\$479

Market Information

Quadomain Catania vs Hollywood Beach



Hollywood Beach vs Broward



Quadomain Catania: \$469/sq. ft.
 Hollywood Beach: \$422/sq. ft.

Hollywood Beach: \$422/sq. ft.
 Broward: \$339/sq. ft.

Inventory for Sale

Quadomain Catania 6%
 Hollywood Beach 7%
 Broward 4%



Avg. Time to Close Over Last 12 Months

Quadomain Catania	123 days
Hollywood Beach	86 days
Broward	74 days