

Unit 505 - Quadomain Britannia

505 - 2401 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: A11639303
 Status: Active
 Size: 1,230 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$450,000
 List PPSF: \$366
 Valuated Price: \$428,000
 Valuated PPSF: \$342

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: 13
 Number of active listings for sale: 13
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

Building Association Information

Quadomain Condominium Association Inc
 2201 South Ocean Drive # 2
 Hollywood, FL 33019
 (954) 921-8902

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

Recent Sales

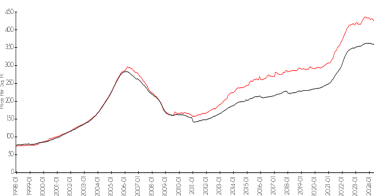
| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 1905 | 1,250 sq ft | Sep 2024 | \$456,800 | \$365 |
| 607 | 1,240 sq ft | Aug 2024 | \$371,000 | \$299 |
| 604 | 1,290 sq ft | Aug 2024 | \$420,000 | \$326 |
| 1503 | 1,400 sq ft | Aug 2024 | \$625,000 | \$446 |
| 605 | 1,240 sq ft | May 2024 | \$385,000 | \$310 |

Market Information

Quadomain Britannia vs Hollywood Beach



Hollywood Beach vs Broward



| | | | |
|----------------------|---------------|------------------|---------------|
| Quadomain Britannia: | \$385/sq. ft. | Hollywood Beach: | \$422/sq. ft. |
| Hollywood Beach: | \$422/sq. ft. | Broward: | \$339/sq. ft. |

Inventory for Sale

Quadomain Britannia: 6%
 Hollywood Beach: 7%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

| | |
|---------------------|----------|
| Quadomain Britannia | 110 days |
| Hollywood Beach | 86 days |
| Broward | 74 days |