

Unit 721 - Regent Park A

721 - 1919 Van Buren St, Hollywood Beach, FL, Broward 33020

Unit Information

| | |
|-----------------|------------|
| MLS Number: | A11639485 |
| Status: | Active |
| Size: | 983 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space |
| View: | |
| List Price: | \$320,000 |
| List PPSF: | \$326 |
| Valuated Price: | \$301,000 |
| Valuated PPSF: | \$306 |

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.

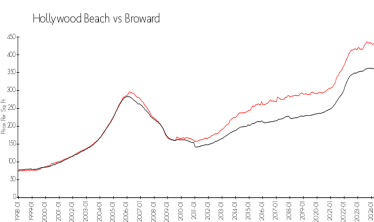
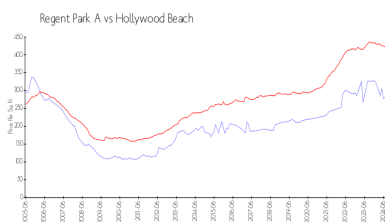
Building Information

| | |
|--|-----|
| Number of units: | 166 |
| Number of active listings for rent: | 21 |
| Number of active listings for sale: | 12 |
| Building inventory for sale: | 7% |
| Number of sales over the last 12 months: | 13 |
| Number of sales over the last 6 months: | 6 |
| Number of sales over the last 3 months: | 4 |

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 302A | 1,130 sq ft | Nov 2024 | \$270,000 | \$239 |
| 511A | 1,166 sq ft | Nov 2024 | \$294,000 | \$252 |
| 409A | 1,029 sq ft | Oct 2024 | \$270,000 | \$262 |
| 812A | 755 sq ft | Sep 2024 | \$263,000 | \$348 |
| 405A | 1,100 sq ft | Aug 2024 | \$285,000 | \$259 |

Market Information



| | | | |
|------------------|---------------|------------------|---------------|
| Regent Park A: | \$287/sq. ft. | Hollywood Beach: | \$422/sq. ft. |
| Hollywood Beach: | \$422/sq. ft. | Broward: | \$339/sq. ft. |

Inventory for Sale

| | |
|-----------------|----|
| Regent Park A | 7% |
| Hollywood Beach | 7% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|-----------------|---------|
| Regent Park A | 88 days |
| Hollywood Beach | 84 days |
| Broward | 75 days |

