

Unit 3809 - Beach Club 1

3809 - 1850 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number:	A11645085
Status:	Active
Size:	1,086 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$750,000
List PPSF:	\$691
Valuated Price:	\$719,000
Valuated PPSF:	\$662

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:	385
Number of active listings for rent:	29
Number of active listings for sale:	17
Building inventory for sale:	4%
Number of sales over the last 12 months:	23
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	7

Building Association Information

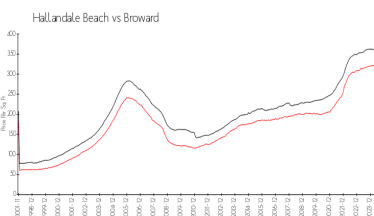
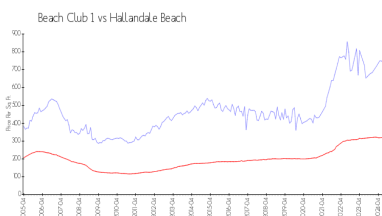
Beach Club Master Association
(954) 883-3300

http://www.atlanticandpacific.net/beachclub/sub_category_list.asp?category=5&title=Condo

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3910	1,782 sq ft	Nov 2024	\$1,100,000	\$617
1105	1,782 sq ft	Nov 2024	\$1,050,000	\$589
3808	1,571 sq ft	Oct 2024	\$1,085,000	\$691
2106	1,086 sq ft	Oct 2024	\$700,000	\$645
3701	2,078 sq ft	Sep 2024	\$1,800,000	\$866

Market Information

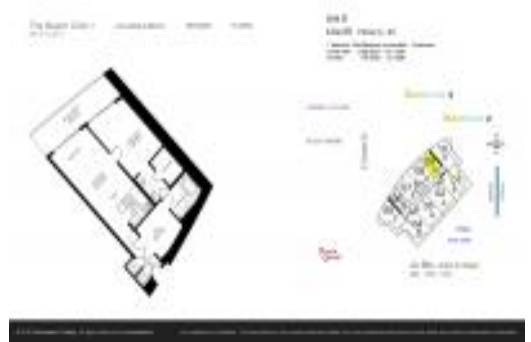


Beach Club 1:	\$746/sq. ft.	Hallandale Beach:	\$315/sq. ft.
Hallandale Beach:	\$315/sq. ft.	Broward:	\$339/sq. ft.

Inventory for Sale

Beach Club 1	4%
Hallandale Beach	5%
Broward	4%

Avg. Time to Close Over Last 12 Months



Beach Club 1	70 days
Hallandale Beach	80 days
Broward	74 days