

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

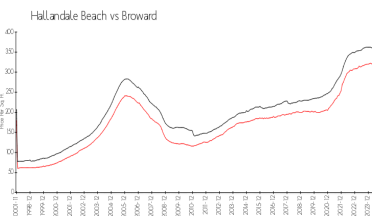
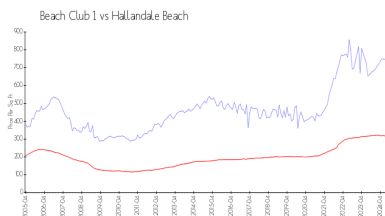
Beach Club Master Association
 (954) 883-3300

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

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

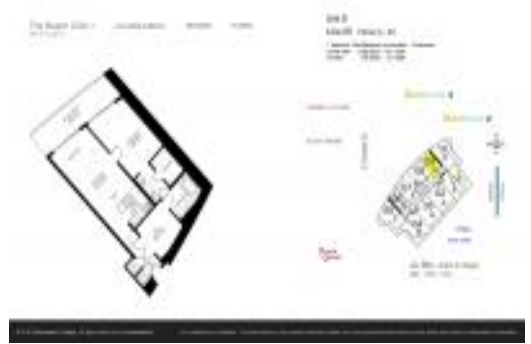


Beach Club 1: \$746/sq. ft.
 Hallandale Beach: \$315/sq. ft.
 Hallandale Beach: \$315/sq. ft.
 Broward: \$339/sq. ft.

Inventory for Sale

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

Avg. Time to Close Over Last 12 Months



Beach Club 1
Hallandale Beach
Broward

70 days
80 days
74 days