

# Unit 807 - La Mer East

807 - 1890 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	A11648695
Status:	Pending
Size:	1,350 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking,Covered Parking,Valet Parking
View:	
List Price:	\$475,000
List PPSF:	\$352
Valuated Price:	\$452,000
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:	168
Number of active listings for rent:	4
Number of active listings for sale:	1
Building inventory for sale:	0%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

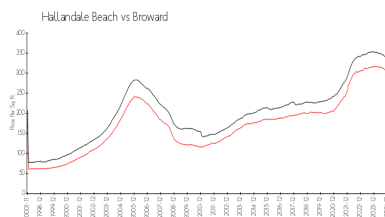
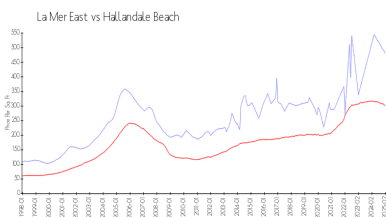
## Building Association Information

La Mer Condominium Association  
(954) 458-4757

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH4	1,920 sq ft	Feb 2025	\$910,000	\$474
PH3	1,930 sq ft	Nov 2024	\$700,000	\$363

## Market Information



La Mer East:	\$474/sq. ft.	Hallandale Beach:	\$303/sq. ft.
Hallandale Beach:	\$303/sq. ft.	Broward:	\$324/sq. ft.

## Inventory for Sale

La Mer East	1%
Hallandale Beach	7%
Broward	5%

## Avg. Time to Close Over Last 12 Months

La Mer East	35 days
Hallandale Beach	89 days
Broward	83 days

