

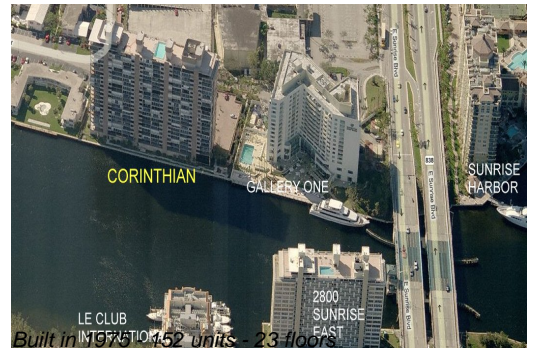
# Unit PH-4 - Corinthian on the Intracoastal

PH-4 - 936 Intracoastal Dr, Fort Lauderdale, FL, Broward 33304

## Unit Information

MLS Number: A11650953  
 Status: Active  
 Size: 3,305 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking  
 View:  
 List Price: \$1,799,000  
 List PPSF: \$544  
 Valuated Price: \$1,751,000  
 Valuated PPSF: \$530

*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: 152  
 Number of active listings for rent: 1  
 Number of active listings for sale: 8  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

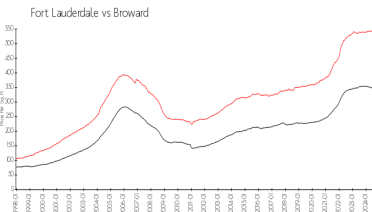
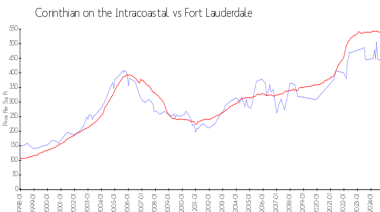
## Building Association Information

Corithian Condominum Association Inc  
 (954) 561-3839

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
11F	1,500 sq ft	Nov 2024	\$655,000	\$437
PH4	3,305 sq ft	Jul 2024	\$1,800,000	\$545
3F	1,500 sq ft	Jun 2024	\$700,000	\$467
9H	1,620 sq ft	Jun 2024	\$862,500	\$532
18D	1,500 sq ft	May 2024	\$680,000	\$453

## Market Information



Corinthian on the Intracoastal: \$434/sq. ft.  
 Fort Lauderdale: \$527/sq. ft.  
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 Broward: \$334/sq. ft.

## Inventory for Sale

Corinthian on the Intracoastal: 5%  
 Fort Lauderdale: 6%  
 Broward: 5%

## Avg. Time to Close Over Last 12 Months

Corinthian on the Intracoastal: 44 days  
 Fort Lauderdale: 89 days

Broward

78 days