

# Unit 435 - Sole

435 - 533 NE 33 Av, Fort Lauderdale, FL, Broward 33308

## Unit Information

MLS Number: A11652822  
 Status: Active  
 Size: 667 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Additional Spaces Available, Parking Garage  
 View: Garden View, Pool Area View  
 Rental Price: \$2,000  
 List PPSF: \$3  
 Valuated Price: \$212,000  
 Valuated PPSF: \$318

*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.*

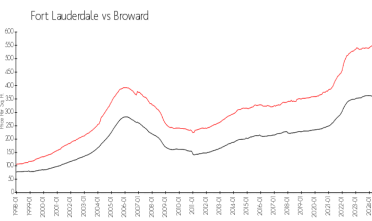
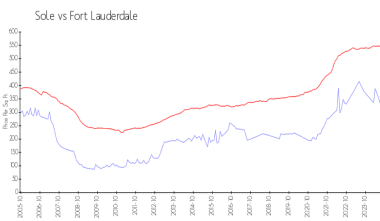
## Building Information

Number of units: 243  
 Number of active listings for rent: 14  
 Number of active listings for sale: 10  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 3

## Building Association Information

Sole at Fort Lauderdale Condominium Association, Inc (954) 713-7396

## Market Information



Sole: \$300/sq. ft.      Fort Lauderdale: \$539/sq. ft.  
 Fort Lauderdale: \$539/sq. ft.      Broward: \$339/sq. ft.

## Inventory for Sale

Sole: 4%  
 Fort Lauderdale: 5%  
 Broward: 4%

## Avg. Time to Close Over Last 12 Months

Sole: 59 days  
 Fort Lauderdale: 87 days  
 Broward: 75 days

