

Unit 3600 N 56th Ave # 103 - Lakewood at Emerald Hills

3600 N 56th Ave # 103 - 3600-3700 N 56 Ave, Hollywood Beach, FL, Broward 33021

Unit Information

MLS Number: A11653114
 Status: Active
 Size: 884 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Guest Parking
 View:
 List Price: \$260,000
 List PPSF: \$294
 Valuated Price: \$257,000
 Valuated PPSF: \$291

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: 300
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 0
 Number of sales over the last 3 months: 0

Building Association Information

Lakewood at Emerald Hills
 3620 North 56th Avenue
 Hollywood, Florida 33021
 (954) 987-6990

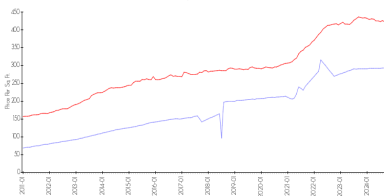
<http://lakewoodassn.com/>

Recent Sales

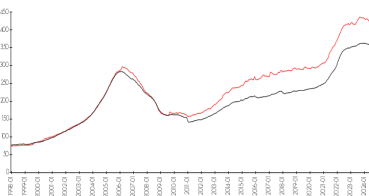
Unit #	Size	Closing Date	Sale Price	PPSF
916	749 sq ft	May 2024	\$267,000	\$356

Market Information

Lakewood at Emerald Hills vs Hollywood Beach



Hollywood Beach vs Broward



Lakewood at Emerald Hills:	\$293/sq. ft.	Hollywood Beach:	\$422/sq. ft.
Hollywood Beach:	\$422/sq. ft.	Broward:	\$339/sq. ft.

Inventory for Sale

Lakewood at Emerald Hills	2%
Hollywood Beach	7%
Broward	4%

Avg. Time to Close Over Last 12 Months

Lakewood at Emerald Hills	35 days
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Hollywood Beach
Broward

86 days
74 days