

Unit 401 SE 3rd St # 106 - Meadowbrook Lakes view (A to N)

401 SE 3rd St # 106 - 101 SE 3 Ave, Dania Beach, FL, Broward 33004

Unit Information

MLS Number:	A11660196
Status:	Active
Size:	1,190 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Lake,Water View
Rental Price:	\$2,200
List PPSF:	\$2
Valuated Price:	\$231,000
Valuated PPSF:	\$194

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

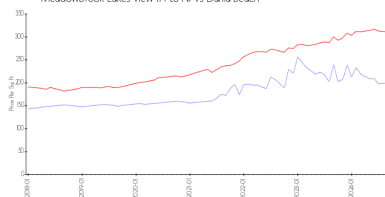
Number of units:	680
Number of active listings for rent:	0
Number of active listings for sale:	34
Building inventory for sale:	5%
Number of sales over the last 12 months:	26
Number of sales over the last 6 months:	13
Number of sales over the last 3 months:	7

Building Association Information

Meadowbrook Lakes View
Condominium Association
250 Se 5th Avenue
Dania, FL
(954) 921-2311

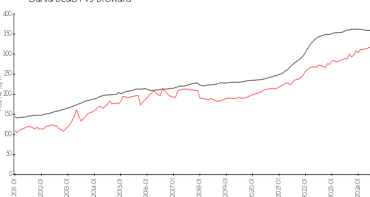
Market Information

Meadowbrook Lakes view (A to N) vs Dania Beach



Meadowbrook Lakes \$199/sq. ft.
view (A to N):
Dania Beach: \$311/sq. ft.

Dania Beach vs Broward



Dania Beach: \$311/sq. ft.
Broward: \$339/sq. ft.

Inventory for Sale

Meadowbrook Lakes view (A to N)	5%
Dania Beach	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Meadowbrook Lakes view (A to N)	88 days
Dania Beach	72 days
Broward	75 days

