

Unit 1208 - Beach Club 3

1208 - 1800 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number: A11677852
 Status: Active
 Size: 1,571 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Valet Parking
 View:
 List Price: \$1,125,000
 List PPSF: \$716
 Valuated Price: \$851,000
 Valuated PPSF: \$542

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: 389
 Number of active listings for rent: 42
 Number of active listings for sale: 24
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 15
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 6

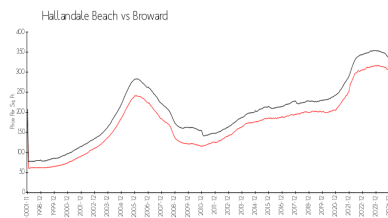
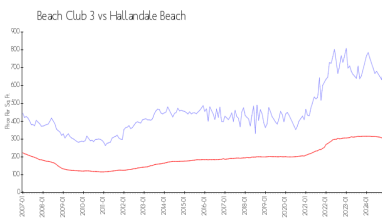
Building Association Information

Beach Club 3 Condominium association
 (954) 457-8587

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3110	1,782 sq ft	Jan 2025	\$1,175,000	\$659
1103	1,841 sq ft	Dec 2024	\$1,470,000	\$798
3409	1,086 sq ft	Nov 2024	\$700,000	\$645
3801	2,078 sq ft	Oct 2024	\$1,750,000	\$842
3009	1,086 sq ft	Sep 2024	\$760,000	\$700

Market Information



Beach Club 3: \$728/sq. ft.
 Hallandale Beach: \$307/sq. ft.
 Hallandale Beach: \$307/sq. ft.
 Broward: \$334/sq. ft.

Inventory for Sale

Beach Club 3: 6%
 Hallandale Beach: 6%
 Broward: 5%

Avg. Time to Close Over Last 12 Months

Beach Club 3: 74 days
 Hallandale Beach: 83 days
 Broward: 78 days

