

Unit 6600 NE 22nd Way # 2303 - Imperial Point Colonnades (1 to 23)

6600 NE 22nd Way # 2303 - 2151-2271 NE 68 St, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: A11678237
 Status: Active
 Size: 1,030 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking, Other Parking
 View:
 List Price: \$200,000
 List PPSF: \$194
 Valuated Price: \$191,000
 Valuated PPSF: \$185

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: 552
 Number of active listings for rent: 0
 Number of active listings for sale: 17
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 16
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 3

Building Association Information

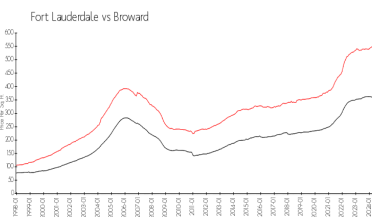
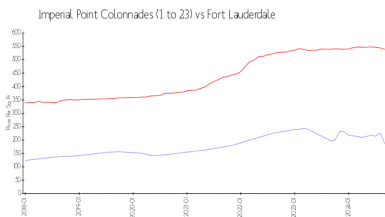
Imperial Point Colonnades
 2156 NE 67 Street
 Ft. Lauderdale, FL 33308
 Office: (954) 491-2400
 Fax: (954) 491-2462

<http://www.imperialpointcolonnades.com/default.php>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,100 sq ft	Nov 2024	\$165,000	\$150
1302	875 sq ft	Oct 2024	\$155,000	\$177
412	950 sq ft	Oct 2024	\$160,000	\$168
407	900 sq ft	Aug 2024	\$169,000	\$188
1404	1,198 sq ft	Jul 2024	\$270,000	\$225

Market Information



Imperial Point Colonnades (1 to 23): \$186/sq. ft.
 Fort Lauderdale: \$539/sq. ft.
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 Broward: \$339/sq. ft.

Inventory for Sale



Built in 1971 - 552 units - 2 floors

Imperial Point Colonnades (1 to 23)	3%
Fort Lauderdale	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Imperial Point Colonnades (1 to 23)	81 days
Fort Lauderdale	86 days
Broward	74 days