

# Unit S-5C - Shore Club Tower 1 (South)

S-5C - 1901 N Ocean Blvd, Fort Lauderdale, FL, Broward 33305

## Unit Information

MLS Number: A11682582  
 Status: Active  
 Size: 1,500 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: Covered Parking, Deeded Parking, Guest Parking  
 View:  
 List Price: \$650,000  
 List PPSF: \$433  
 Valuated Price: \$659,000  
 Valuated PPSF: \$439

*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: 95  
 Number of active listings for rent: 0  
 Number of active listings for sale: 10  
 Building inventory for sale: 10%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

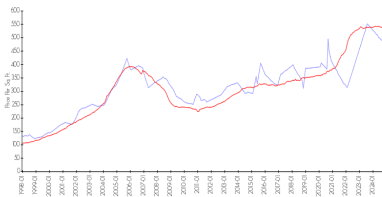
Shore Club Condominium Association  
 954-561-2623

## Recent Sales

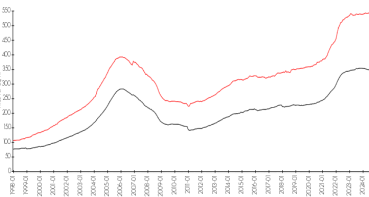
Unit #	Size	Closing Date	Sale Price	PPSF
3B	1,500 sq ft	Jun 2024	\$280,000	\$187
9E	1,500 sq ft	May 2024	\$900,000	\$600

## Market Information

Shore Club Tower 1 (South) vs Fort Lauderdale



Fort Lauderdale vs Broward



Shore Club Tower 1 (South): \$477/sq. ft.  
 Fort Lauderdale: \$527/sq. ft.  
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 Broward: \$334/sq. ft.

## Inventory for Sale

Shore Club Tower 1 (South): 11%  
 Fort Lauderdale: 6%  
 Broward: 5%

## Avg. Time to Close Over Last 12 Months

Shore Club Tower 1 (South): 58 days  
 Fort Lauderdale: 89 days  
 Broward: 78 days

