

Unit 1018 - Hillcrest Country Club 22

1018 - 4350 Hillcrest Dr, Hollywood Beach, FL, Broward 33021

Unit Information

MLS Number: A11687100
 Status: Pending
 Size: 1,132 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$170,900
 List PPSF: \$151
 Valuated Price: \$161,000
 Valuated PPSF: \$132

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: 196
 Number of active listings for rent: 0
 Number of active listings for sale: 12
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

Building Association Information

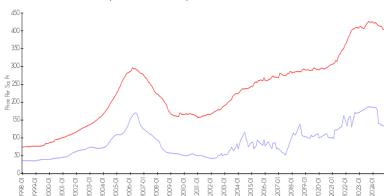
Hillcrest East #22, Inc.
 4350 Hillcrest Drive #104, Hollywood, FL 33021
 (954) 966-7506

Recent Sales

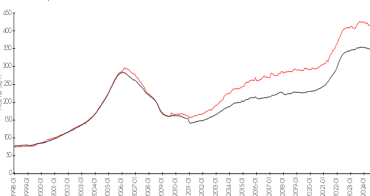
| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 715 | 1,132 sq ft | Sep 2024 | \$207,000 | \$183 |
| 612 | 1,216 sq ft | Sep 2024 | \$260,000 | \$214 |
| 1006 | 900 sq ft | Jul 2024 | \$183,000 | \$203 |
| 120 | 1,284 sq ft | Jul 2024 | \$262,000 | \$204 |
| 418 | 1,132 sq ft | Jun 2024 | \$159,000 | \$140 |

Market Information

Hillcrest Country Club 22 vs Hollywood Beach



Hollywood Beach vs Broward



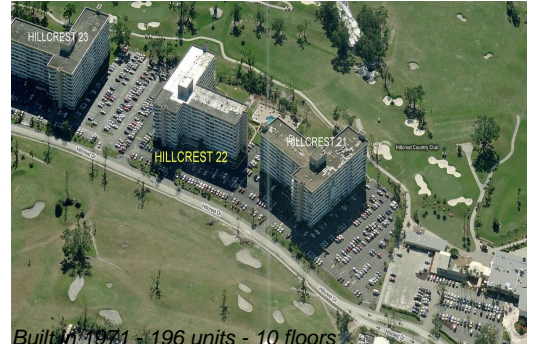
Hillcrest Country Club 22: \$134/sq. ft.
 Hollywood Beach: \$402/sq. ft.
 Hollywood Beach: \$402/sq. ft.
 Broward: \$334/sq. ft.

Inventory for Sale

Hillcrest Country Club 22: 6%
 Hollywood Beach: 7%
 Broward: 5%

Avg. Time to Close Over Last 12 Months

Hillcrest Country Club 22: 31 days
 Hollywood Beach: 91 days



Broward

78 days