

# Unit 207 - Granada House

207 - 201 N Ocean Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number: A11687280  
 Status: Active  
 Size: 1,000 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking  
 View:  
 List Price: \$395,000  
 List PPSF: \$395  
 Valuated Price: \$322,000  
 Valuated PPSF: \$322

*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: 152  
 Number of active listings for rent: 4  
 Number of active listings for sale: 14  
 Building inventory for sale: 9%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

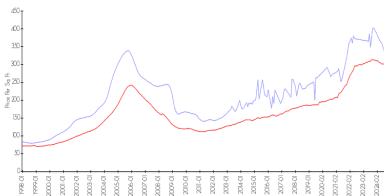
Granada House Associations Inc  
 201 N Ocean Boulevard  
 Pompano Beach, FL 33062-5109  
 (954) 946-2060  
 (954) 785-7507

## Recent Sales

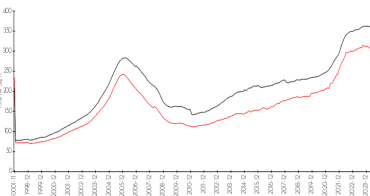
Unit #	Size	Closing Date	Sale Price	PPSF
310	775 sq ft	Aug 2024	\$184,900	\$239
306	775 sq ft	Jun 2024	\$275,000	\$355
1202	775 sq ft	Apr 2024	\$289,000	\$373
705	775 sq ft	Apr 2024	\$299,000	\$386

## Market Information

Granada House vs Pompano Beach



Pompano Beach vs Broward



Granada House: \$328/sq. ft. Pompano Beach: \$299/sq. ft.  
 Pompano Beach: \$299/sq. ft. Broward: \$339/sq. ft.

## Inventory for Sale

Granada House 9%  
 Pompano Beach 4%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months

Granada House 111 days



Pompano Beach  
Broward

79 days  
74 days