

# Unit 3 G - Plaza South

3 G - 4280 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

## Unit Information

MLS Number: A11690485  
 Status: Active  
 Size: 1,450 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: Assigned Parking  
 View:  
 Rental Price: \$4,900  
 List PPSF: \$3  
 Valuated Price: \$500,000  
 Valuated PPSF: \$345

*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.*

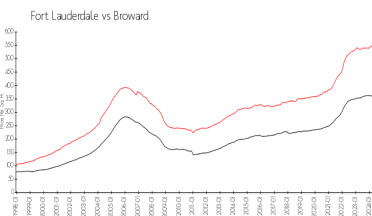
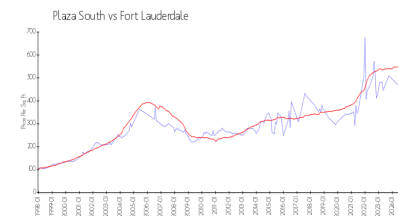
## Building Information

Number of units: 335  
 Number of active listings for rent: 7  
 Number of active listings for sale: 17  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

Plaza South Association inc  
 (954) 565-0777

## Market Information



Plaza South: \$455/sq. ft.      Fort Lauderdale: \$539/sq. ft.  
 Fort Lauderdale: \$539/sq. ft.      Broward: \$339/sq. ft.

## Inventory for Sale

Plaza South: 5%  
 Fort Lauderdale: 5%  
 Broward: 4%

## Avg. Time to Close Over Last 12 Months

Plaza South: 143 days  
 Fort Lauderdale: 86 days  
 Broward: 74 days

