

# Unit 408 - Plaza Towers South

408 - 1849 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11696911  
 Status: Active  
 Size: 965 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$399,900  
 List PPSF: \$414  
 Valuated Price: \$291,000  
 Valuated PPSF: \$302

*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: 210  
 Number of active listings for rent: 2  
 Number of active listings for sale: 17  
 Building inventory for sale: 8%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

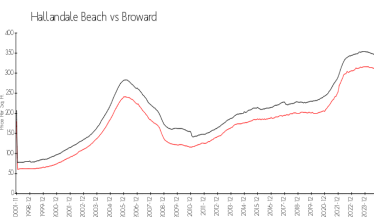
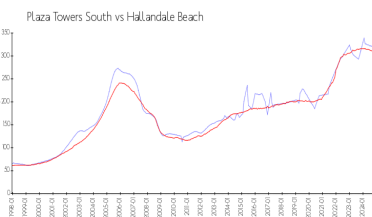
## Building Association Information

Condominium Association Of Plaza Towers South Inc  
 1849 S Ocean Drive  
 Hallandale Beach, FL 33009-4969  
 (954) 456-2816

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
710	870 sq ft	Jun 2024	\$385,000	\$443
1511	1,200 sq ft	Mar 2024	\$410,000	\$342

## Market Information



Plaza Towers South: \$321/sq. ft.  
 Hallandale Beach: \$307/sq. ft.

Hallandale Beach: \$307/sq. ft.  
 Broward: \$334/sq. ft.

## Inventory for Sale

Plaza Towers South: 8%  
 Hallandale Beach: 6%  
 Broward: 5%

## Avg. Time to Close Over Last 12 Months

Plaza Towers South: 83 days  
 Hallandale Beach: 84 days  
 Broward: 78 days

