

Unit 10 - Terraces of the Isle

10 - 110 Hendricks Isle Dr, Fort Lauderdale, FL, Broward 33301

Unit Information

MLS Number:	A11698285
Status:	Active
Size:	2,600 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking,Guest Parking
View:	
List Price:	\$1,629,000
List PPSF:	\$627
Valuated Price:	\$1,243,000
Valuated PPSF:	\$478

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:	14
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	14%
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

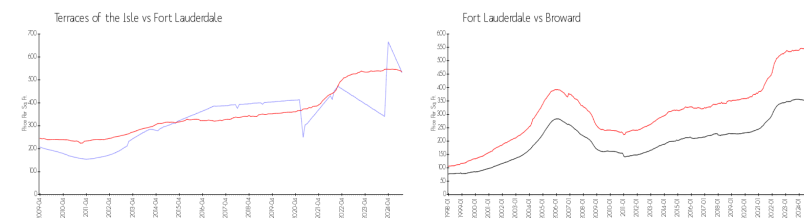
Building Association Information

TERRACES OF THE ISLES
OWNER ASSOCIATION, INC
AMORELLO PROPERTY MGMT GROUP INC
PHONE 954-476-6767

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
5	2,600 sq ft	Apr 2024	\$1,900,000	\$731
8	1,770 sq ft	Feb 2024	\$670,000	\$379

Market Information



Terraces of the Isle: \$533/sq. ft.
Fort Lauderdale: \$535/sq. ft.

Fort Lauderdale: \$535/sq. ft.
Broward: \$334/sq. ft.

Inventory for Sale

Terraces of the Isle	14%
Fort Lauderdale	6%
Broward	5%

Avg. Time to Close Over Last 12 Months

Terraces of the Isle	52 days
Fort Lauderdale	89 days
Broward	76 days

