

Unit 9D - Palms Towers 2

9D - 2110 N Ocean Blvd, Fort Lauderdale, FL, Broward 33305

Unit Information

MLS Number:	A11702188
Status:	Active
Size:	2,130 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	1 Space,Parking-Under Building,Valet Parking
View:	
List Price:	\$1,750,000
List PPSF:	\$822
Valuated Price:	\$1,400,000
Valuated PPSF:	\$721

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:	96
Number of active listings for rent:	5
Number of active listings for sale:	9
Building inventory for sale:	9%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

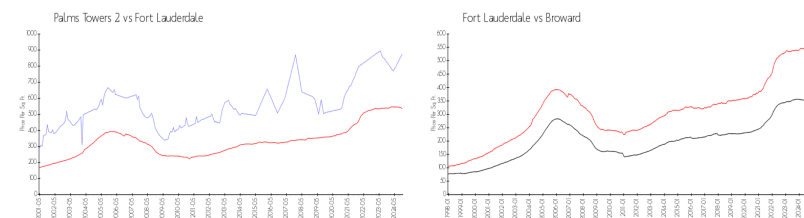
Building Association Information

Palms Tower 2 Condo Association
(954) 565-9811

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
26D	4,112 sq ft	Jun 2024	\$2,775,000	\$675
29TH FLOOR	4,247 sq ft	Apr 2024	\$4,455,000	\$1,049
20A	2,130 sq ft	Mar 2024	\$1,350,000	\$634
5D	741 sq ft	Jan 2024	\$593,000	\$800

Market Information



Palms Towers 2:	\$875/sq. ft.	Fort Lauderdale:	\$535/sq. ft.
Fort Lauderdale:	\$535/sq. ft.	Broward:	\$334/sq. ft.

Inventory for Sale

Palms Towers 2	9%
Fort Lauderdale	6%
Broward	5%

Avg. Time to Close Over Last 12 Months

Palms Towers 2	133 days
Fort Lauderdale	89 days
Broward	76 days

