

Unit 604A - Hillcrest Country Club 21

604A - 440 Hillcrest Dr, Hollywood Beach, FL, Broward 33021

Unit Information

MLS Number:	A11703467
Status:	Active
Size:	844 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$149,900
List PPSF:	\$178
Valuated Price:	\$134,000
Valuated PPSF:	\$159

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:	196
Number of active listings for rent:	0
Number of active listings for sale:	14
Building inventory for sale:	7%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

Building Association Information

Hillcrest East # 21
4400 Hillcrest Dr Apt 104
Hollywood, FL 33021
Phone number (954) 966-1026

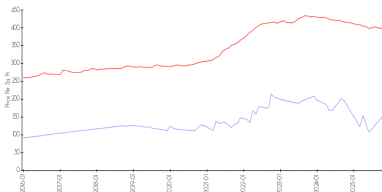
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Recent Sales

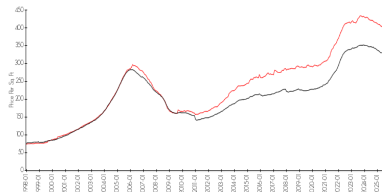
Unit #	Size	Closing Date	Sale Price	PPSF
1009A	896 sq ft	Jun 2025	\$95,000	\$106
304-A	896 sq ft	Apr 2025	\$155,000	\$173
111	1,132 sq ft	Apr 2025	\$267,000	\$236
917b	1,132 sq ft	Apr 2025	\$165,000	\$146
808A	844 sq ft	Apr 2025	\$159,000	\$188

Market Information

Hillcrest Country Club 21 vs Hollywood Beach



Hollywood Beach vs Broward



Hillcrest Country Club 21: \$158/sq. ft.
Hollywood Beach: \$396/sq. ft.

Hollywood Beach: \$396/sq. ft.
Broward: \$311/sq. ft.

Inventory for Sale

Hillcrest Country Club 21	7%
Hollywood Beach	6%
Broward	4%



Avg. Time to Close Over Last 12 Months

Hillcrest Country Club 21	101 days
Hollywood Beach	102 days
Broward	88 days