

Unit N103 - Waterway @ Hollywood Beach (North & South)

N103 - 2200 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number:	A11789056
Status:	Active
Size:	1,075 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space
View:	
List Price:	\$375,000
List PPSF:	\$349
Valuated Price:	\$340,000
Valuated PPSF:	\$316

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:	100
Number of active listings for rent:	0
Number of active listings for sale:	28
Building inventory for sale:	28%
Number of sales over the last 12 months:	23
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	3

Building Association Information

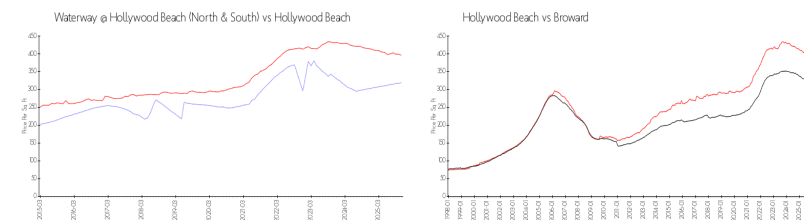
The Waterway at Hollywood Beach
Affinity Management Services
2600 and 2200 S. Ocean Avenue
Hollywood, FL 33019-2753
Tel. (954) 800-8109

<https://www.thewaterwayhollywood.com/>

Recent Sales

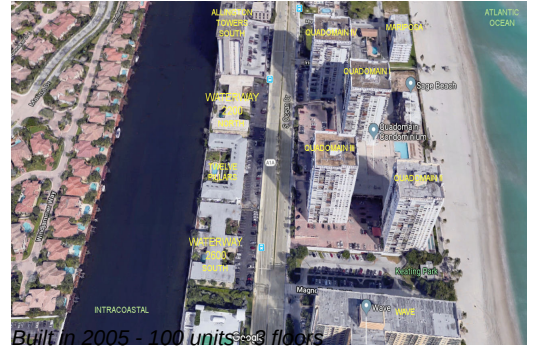
Unit #	Size	Closing Date	Sale Price	PPSF
N-213	1,075 sq ft	Oct 2025	\$240,000	\$223
S109	1,093 sq ft	Oct 2025	\$340,000	\$311
N115	738 sq ft	Sep 2025	\$220,000	\$298
N116	751 sq ft	Aug 2025	\$249,000	\$332
S314	1,076 sq ft	Jul 2025	\$279,000	\$259
S111	738 sq ft	Jul 2025	\$245,000	\$332

Market Information



Waterway @ Hollywood Beach (North & South):	\$320/sq. ft.	Hollywood Beach:	\$396/sq. ft.
Hollywood Beach:	\$396/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale



Waterway @ Hollywood Beach (North & South)	28%
Hollywood Beach	6%
Broward	4%

Avg. Time to Close Over Last 12 Months

Waterway @ Hollywood Beach (North & South)	102 days
Hollywood Beach	102 days
Broward	88 days