

# Unit N1K - Tides (North)

N1K - 3801 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number:	A11794831
Status:	Active
Size:	874 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Detached
View:	Pool Area View
Rental Price:	\$2,590
List PPSF:	\$3
Valuated Price:	\$296,000
Valuated PPSF:	\$339

*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

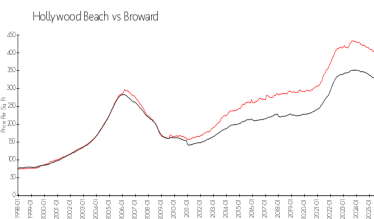
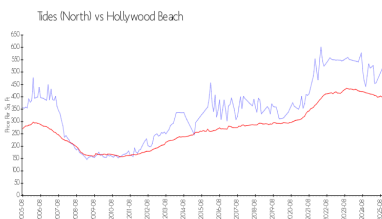
Number of units:	361
Number of active listings for rent:	30
Number of active listings for sale:	19
Building inventory for sale:	5%
Number of sales over the last 12 months:	16
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	5

## Building Association Information

The Tides Condominium  
(954) 458-3295

<https://>

## Market Information



Tides (North):	\$444/sq. ft.	Hollywood Beach:	\$396/sq. ft.
Hollywood Beach:	\$396/sq. ft.	Broward:	\$311/sq. ft.

## Inventory for Sale

Tides (North)	5%
Hollywood Beach	6%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Tides (North)	175 days
Hollywood Beach	102 days
Broward	88 days

