

# Unit 415 - Ocean View Towers

415 - 401 Golden Isles Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11882258  
 Status: Active  
 Size: 1,250 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space,Assigned Parking,Guest Parking,Street Parking  
 View:  
 List Price: \$289,000  
 List PPSF: \$231  
 Valuated Price: \$258,000  
 Valuated PPSF: \$206

*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: 161  
 Number of active listings for rent: 7  
 Number of active listings for sale: 12  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

## Building Association Information

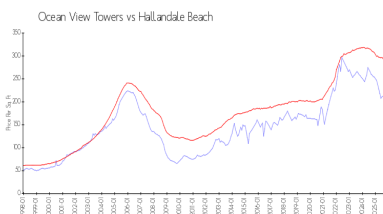
Ocean View Towers Condominium Association  
 (954) 457-7747

<https://>

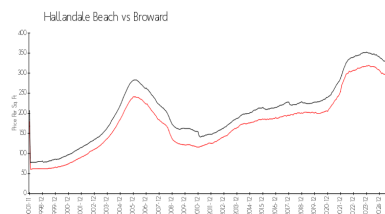
## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 1114   | 1,200 sq ft | Jun 2025     | \$255,000  | \$213 |
| 503    | 1,200 sq ft | Feb 2025     | \$285,000  | \$238 |
| 802    | 1,250 sq ft | Dec 2024     | \$363,000  | \$290 |
| 1106   | 925 sq ft   | Dec 2024     | \$270,000  | \$292 |

## Market Information



Ocean View Towers: \$217/sq. ft.  
 Hallandale Beach: \$293/sq. ft.



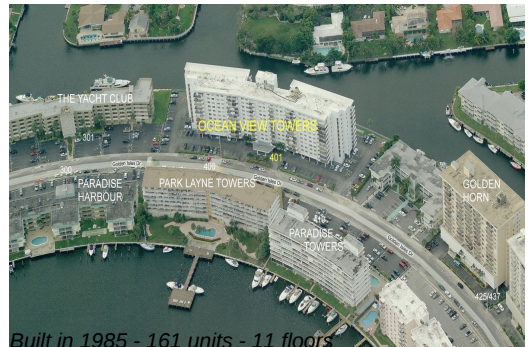
Hallandale Beach: \$293/sq. ft.  
 Broward: \$311/sq. ft.

## Inventory for Sale

Ocean View Towers 7%  
 Hallandale Beach 5%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months

Ocean View Towers 96 days



Hallandale Beach  
Broward

102 days  
88 days