

Unit 2506 - Lauderdale One (2401&2421)

2506 - 2401 NE 65 St, Lauderdale by the Sea, FL, Broward 33308

Unit Information

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|-----------------|--|
| MLS Number: | A11905215 |
| Status: | Active |
| Size: | 1,506 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 0 |
| Parking Spaces: | 2 Spaces,Covered Parking,Electric Vehicle Charging Station,Guest Parking |
| View: | Other View |
| Rental Price: | \$2,875 |
| List PPSF: | \$2 |
| Valuated Price: | \$459,000 |
| Valuated PPSF: | \$305 |

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

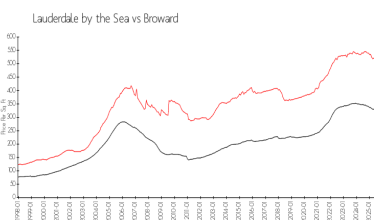
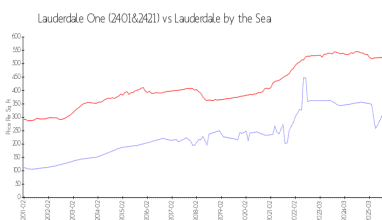
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|--|-----|
| Number of units: | 174 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 8 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 8 |
| Number of sales over the last 6 months: | 5 |
| Number of sales over the last 3 months: | 2 |

Building Association Information

Lauderdale One Condominium Association, Inc.
c/o Castle Management, LLC
2401 NE 65th Street
Fort Lauderdale, FL, 33308
Phone : (954) 615-2016

<https://www.lauderdaleone.com/Page/28>

Market Information



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|-----------------------------|---------------|------------------------|---------------|
| Lauderdale One (2401&2421): | \$300/sq. ft. | Lauderdale by the Sea: | \$533/sq. ft. |
| Lauderdale by the Sea: | \$533/sq. ft. | Broward: | \$311/sq. ft. |

Inventory for Sale

| | |
|----------------------------|----|
| Lauderdale One (2401&2421) | 5% |
| Lauderdale by the Sea | 3% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months

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|----------------------------|----------|
| Lauderdale One (2401&2421) | 128 days |
| Lauderdale by the Sea | 114 days |
| Broward | 88 days |

