

# Unit 1265 SW 46th Ave # 2205 - Royal Poinciana

1265 SW 46th Ave # 2205 - 1223-1285 SW 46 Ave, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number: A11923204  
 Status: Active  
 Size: 813 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking

View:  
 Rental Price: \$1,600  
 List PPSF: \$2  
 Valuated Price: \$172,000  
 Valuated PPSF: \$212

*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

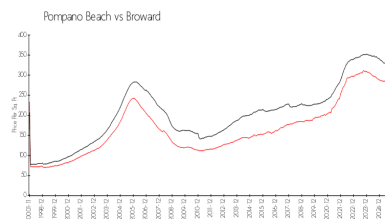
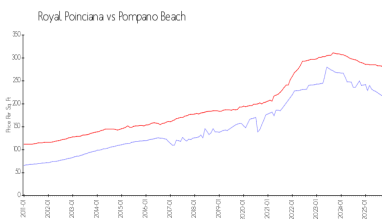
Number of units: 384  
 Number of active listings for rent: 0  
 Number of active listings for sale: 12  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 0

## Building Association Information

Royal Poinciana  
 Condominium Association  
 1275 SW 46th Avenue  
 Pompano Beach, FL 33069  
 Phone: (954) 917-5033

<https://>

## Market Information



Royal Poinciana: \$213/sq. ft.  
 Pompano Beach: \$283/sq. ft.

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 Broward: \$311/sq. ft.

## Inventory for Sale

Royal Poinciana 3%  
 Pompano Beach 3%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months

Royal Poinciana 52 days  
 Pompano Beach 88 days  
 Broward 88 days

