

# Unit 210 - Tower at Port Royale

210 - 3200 Port Royale Dr N, Fort Lauderdale, FL, Broward 33308

## Unit Information

MLS Number: A11987969  
 Status: Active  
 Size: 1,005 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Assigned Parking, Guest Parking  
 View:  
 List Price: \$310,000  
 List PPSF: \$308  
 Valuated Price: \$226,000  
 Valuated PPSF: \$264

*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: 230  
 Number of active listings for rent: 5  
 Number of active listings for sale: 7  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 3

## Building Association Information

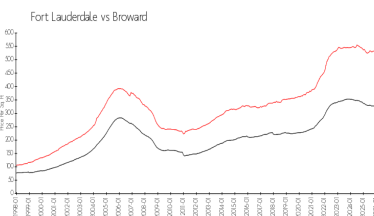
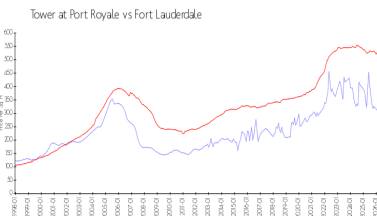
building management office :  
 954-776-0233.

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1006	1,440 sq ft	Mar 2026	\$370,000	\$257
1502	1,290 sq ft	Mar 2026	\$405,000	\$314
1502	1,290 sq ft	Feb 2026	\$405,000	\$314
112	1,351 sq ft	Feb 2026	\$375,000	\$278
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## Market Information

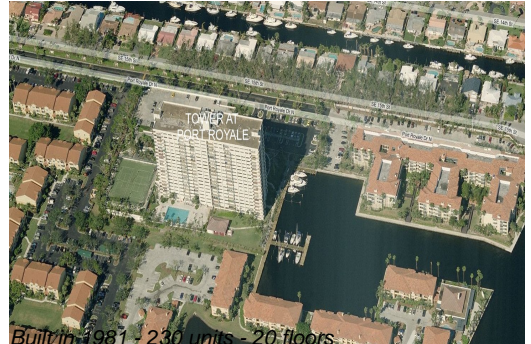


Tower at Port Royale:	\$308/sq. ft.	Fort Lauderdale:	\$522/sq. ft.
Fort Lauderdale:	\$522/sq. ft.	Broward:	\$304/sq. ft.

## Inventory for Sale

Tower at Port Royale: 3%  
 Fort Lauderdale: 7%  
 Broward: 6%

## Avg. Time to Close Over Last 12 Months



Tower at Port Royale  
Fort Lauderdale  
Broward

64 days  
103 days  
89 days