

Unit 1025 SE 3rd Ave # 401 - Meadowbrook Lakes Apartments (1-19)

1025 SE 3rd Ave # 401 - 201-425 SE 11 Ter, Dania Beach, FL, Broward 33004

Unit Information

MLS Number:	A11989674
Status:	Active
Size:	1,144 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space, Additional Spaces Available
View:	
List Price:	\$198,900
List PPSF:	\$174
Valuated Price:	\$226,000
Valuated PPSF:	\$198

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:	556
Number of active listings for rent:	0
Number of active listings for sale:	23
Building inventory for sale:	4%
Number of sales over the last 12 months:	36
Number of sales over the last 6 months:	17
Number of sales over the last 3 months:	6

Building Association Information

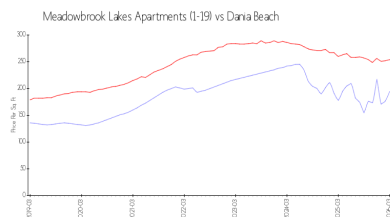
MeadowBrook Lakes Condo Association
315 SE 3rd St
Dania Beach, FL 33004
+1 (954) 923-6066

<https://>

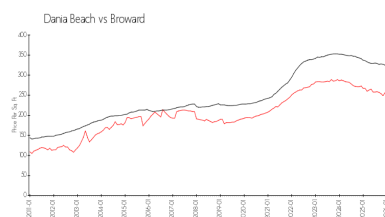
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
301	1,144 sq ft	Feb 2026	\$160,000	\$140
302	1,144 sq ft	Feb 2026	\$196,165	\$171
102	1,144 sq ft	Feb 2026	\$250,000	\$219
102	1,144 sq ft	Feb 2026	\$250,000	\$219
302	1,144 sq ft	Jan 2026	\$196,165	\$171
403	1,144 sq ft	Jan 2026	\$160,000	\$140
205	1,144 sq ft	Jan 2026	\$190,000	\$166
206	800 sq ft	Jan 2026	\$165,000	\$206
205	1,144 sq ft	Jan 2026	\$190,000	\$166

Market Information



Meadowbrook Lakes \$195/sq. ft.
Apartments (1-19):
Dania Beach: \$254/sq. ft.



Dania Beach: \$254/sq. ft.
Broward: \$306/sq. ft.



Inventory for Sale

Meadowbrook Lakes Apartments (1-19)	4%
Dania Beach	4%
Broward	6%

Avg. Time to Close Over Last 12 Months

Meadowbrook Lakes Apartments (1-19)	90 days
Dania Beach	84 days
Broward	89 days