

# Unit 1503 - Aquablu

1503 - 920 Intracoastal Dr, Fort Lauderdale, FL, Broward 33304

## Unit Information

MLS Number: F10320058  
 Status: Active  
 Size: 3,258 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking  
 View: Intracoastal View,Ocean View,Water View  
 List Price: \$3,795,000  
 List PPSF: \$1,165  
 Valuated Price: \$2,869,000  
 Valuated PPSF: \$881

*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: 35  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 11%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

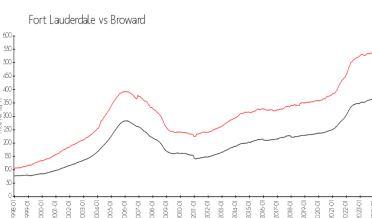
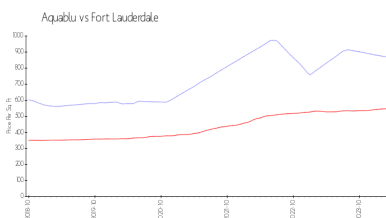
## Building Association Information

AquaBlu  
 Address: 920 Intracoastal Dr,  
 Fort Lauderdale, FL 33304  
 Phone: +1 954-530-7116

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1003	3,258 sq ft	Jan 2024	\$2,695,000	\$827
1103	3,258 sq ft	Aug 2023	\$2,900,000	\$890

## Market Information

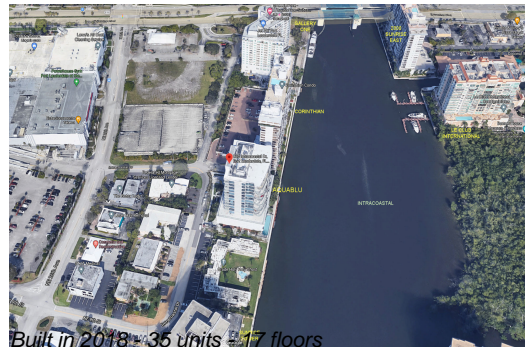


Aquablu: \$869/sq. ft.      Fort Lauderdale: \$547/sq. ft.  
 Fort Lauderdale: \$547/sq. ft.      Broward: \$349/sq. ft.

## Inventory for Sale

Aquablu: 11%  
 Fort Lauderdale: 4%  
 Broward: 3%

## Avg. Time to Close Over Last 12 Months



Aquablu  
Fort Lauderdale  
Broward

62 days  
75 days  
66 days