

# Unit 1603 - Trafalgar Towers 2

1603 - 1410 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number:	F10382285
Status:	Active
Size:	1,012 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Covered Parking
View:	Intracoastal View,Ocean View,Water View
List Price:	\$345,000
List PPSF:	\$341
Valuated Price:	\$290,000
Valuated PPSF:	\$287

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:	120
Number of active listings for rent:	1
Number of active listings for sale:	6
Building inventory for sale:	5%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

## Building Association Information

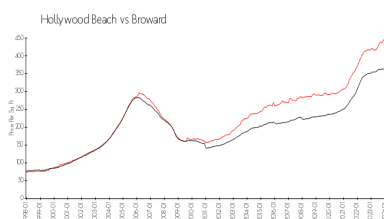
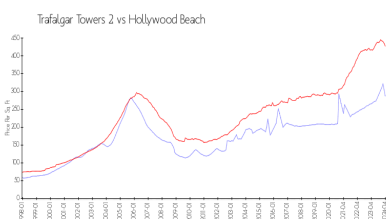
Trafalgar Towers Association  
1400 S Ocean Dr Apt 806, 33019-2307 Hollywood, FL  
(954) 927-2400

<http://www.facebook.com/pages/Trafalgar-Towers-Association/103356836398706>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
601	1,041 sq ft	Mar 2024	\$330,000	\$317
1201	1,041 sq ft	Feb 2024	\$377,000	\$362
604	1,288 sq ft	Feb 2024	\$450,000	\$349
1403	874 sq ft	Aug 2023	\$272,500	\$312
1208	1,390 sq ft	May 2023	\$350,000	\$252

## Market Information



Trafalgar Towers 2: \$286/sq. ft.  
Hollywood Beach: \$427/sq. ft.

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Broward: \$349/sq. ft.

## Inventory for Sale

Trafalgar Towers 2	5%
Hollywood Beach	6%



Broward	4%
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**Avg. Time to Close Over Last 12 Months**

Trafalgar Towers 2	63 days
Hollywood Beach	85 days
Broward	67 days