

Unit 1217 - Silver Thatch Atlantic Plaza 525&531

1217 - 525 N Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	F10397117
Status:	Active
Size:	1,200 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces,Guest Parking
View:	Intracoastal View,Ocean View
List Price:	\$625,000
List PPSF:	\$521
Valuated Price:	\$442,000
Valuated PPSF:	\$421

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:	361
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:	19
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	5

Building Association Information

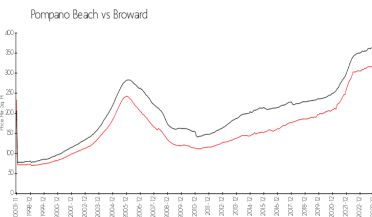
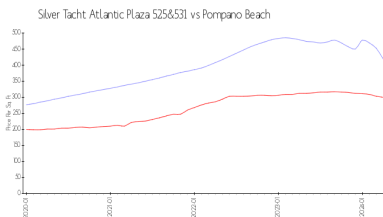
Silver Thatch Atlantic Plaza
Address: 531 N Ocean Blvd,
Pompano Beach, FL 33062
Phone: +1 954-781-0974

<https://silverthatchatlanticplaza.mycommunitysite.app/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
908	1,100 sq ft	Apr 2024	\$390,000	\$355
1119	1,125 sq ft	Apr 2024	\$400,000	\$356
1217	1,050 sq ft	Apr 2024	\$520,000	\$495
608	1,050 sq ft	Mar 2024	\$450,000	\$429
806	1,125 sq ft	Feb 2024	\$420,000	\$373

Market Information



Silver Thatch Atlantic Plaza 525&531: \$418/sq. ft.
Pompano Beach: \$300/sq. ft.

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Broward: \$348/sq. ft.

Inventory for Sale



Silver Tacht Atlantic Plaza 525&531	3%
Pompano Beach	3%
Broward	3%

Avg. Time to Close Over Last 12 Months

Silver Tacht Atlantic Plaza 525&531	90 days
Pompano Beach	72 days
Broward	67 days