

# Unit 801 - Sapphire North

801 - 2831 N Ocean Blvd, Fort Lauderdale, FL, Broward 33308

## Unit Information

MLS Number:	F10417273
Status:	Active
Size:	1,468 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space, Valet Parking
View:	
Rental Price:	\$5,500
List PPSF:	\$4
Valuated Price:	\$1,204,000
Valuated PPSF:	\$792

*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.*

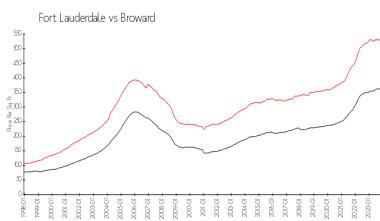
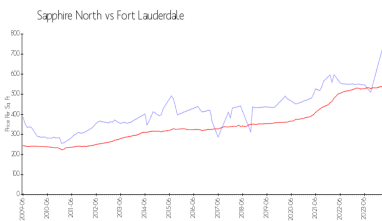
## Building Information

Number of units:	86
Number of active listings for rent:	2
Number of active listings for sale:	2
Building inventory for sale:	2%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

## Building Association Information

Sapphire Fort Lauderdale Condo Association  
(954) 537-1837

## Market Information



Sapphire North:	\$770/sq. ft.	Fort Lauderdale:	\$528/sq. ft.
Fort Lauderdale:	\$528/sq. ft.	Broward:	\$348/sq. ft.

## Inventory for Sale

Sapphire North	2%
Fort Lauderdale	4%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Sapphire North	95 days
Fort Lauderdale	76 days
Broward	66 days

