

Unit 2161 NE 68th St # 312 - Imperial Point Colonnades (1 to 23)

2161 NE 68th St # 312 - 2151-2271 NE 68 St, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	F10423148
Status:	Active
Size:	950 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	Other View
List Price:	\$210,000
List PPSF:	\$221
Valuated Price:	\$178,000
Valuated PPSF:	\$203

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:	552
Number of active listings for rent:	0
Number of active listings for sale:	20
Building inventory for sale:	3%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	4

Building Association Information

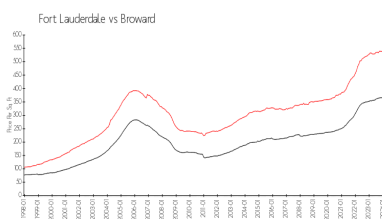
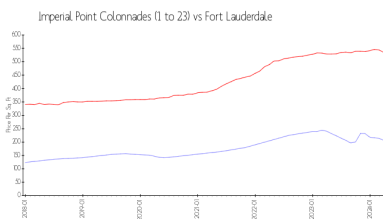
Imperial Point Colonnades
 2156 NE 67 Street
 Ft. Lauderdale, FL 33308
 Office: (954) 491-2400
 Fax: (954) 491-2462

<http://www.imperialpointcolonnades.com/default.php>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1503	1,030 sq ft	Apr 2024	\$165,175	\$160
210	1,178 sq ft	Apr 2024	\$190,000	\$161
2129	1,030 sq ft	Mar 2024	\$220,000	\$214
1228	850 sq ft	Mar 2024	\$162,000	\$191
2223	1,008 sq ft	Feb 2024	\$265,000	\$263
1111	875 sq ft	Feb 2024	\$217,000	\$248

Market Information



Imperial Point Colonnades (1 to 23): \$205/sq. ft.

Fort Lauderdale: \$533/sq. ft.

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Broward: \$351/sq. ft.



Built in 1971 - 552 units - 2 floors.

Inventory for Sale

Imperial Point Colonnades (1 to 23)	4%
Fort Lauderdale	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Imperial Point Colonnades (1 to 23)	75 days
Fort Lauderdale	76 days
Broward	67 days