

Unit 404 - Luna Ocean

404 - 704 N Ocean Blvd, Pompano Beach, FL, Broward 33064

Unit Information

MLS Number:	F10424670
Status:	Active
Size:	2,599 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	Direct Ocean
List Price:	\$2,195,000
List PPSF:	\$845
Valuated Price:	\$2,085,000
Valuated PPSF:	\$802

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.

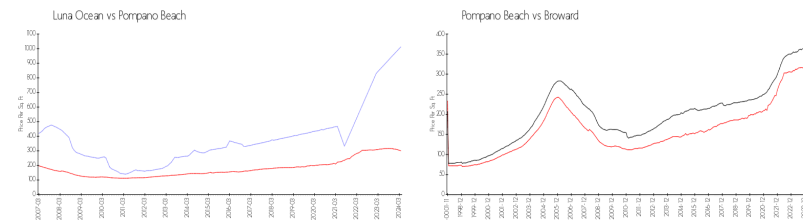
Building Information

Number of units:	32
Number of active listings for rent:	4
Number of active listings for sale:	1
Building inventory for sale:	3%
Number of sales over the last 12 months:	0
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

Building Association Information

Residential Association Luna Ocean
(954) 545-1385

Market Information



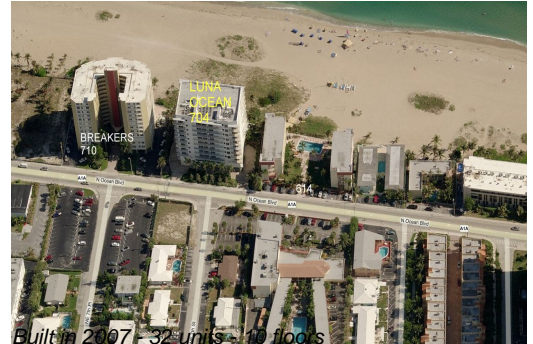
Luna Ocean:	\$1013/sq. ft.	Pompano Beach:	\$300/sq. ft.
Pompano Beach:	\$300/sq. ft.	Broward:	\$348/sq. ft.

Inventory for Sale

Luna Ocean	3%
Pompano Beach	3%
Broward	3%

Avg. Time to Close Over Last 12 Months

Luna Ocean	85 days
Pompano Beach	72 days
Broward	67 days



Built in 2007 - 32 units - 10 floors