

## Unit 904 - Gale (Tiffany House)

904 - 401 N Birch Rd, Fort Lauderdale, FL, Broward 33304

### Unit Information

MLS Number:	F10430469
Status:	Active
Size:	1,304 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Spaces,Valet Parking
View:	
Rental Price:	\$9,000
List PPSF:	\$7
Valuated Price:	\$1,236,000
Valuated PPSF:	\$948

*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.*

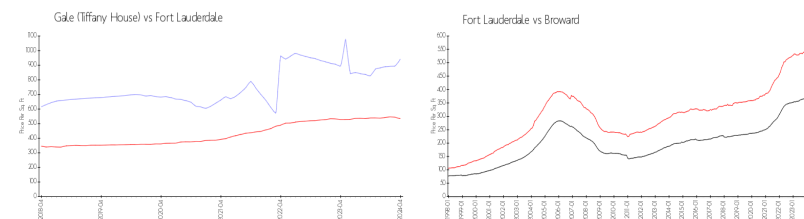
### Building Information

Number of units:	129
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	3%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

### Building Association Information

Tiffany House Condominium  
Address: 401 N Birch Rd,  
Fort Lauderdale, FL 33304  
Phone: +1 954-947-0501

### Market Information



Gale (Tiffany House):\$943/sq. ft.  
Fort Lauderdale: \$533/sq. ft.

Fort Lauderdale: \$533/sq. ft.  
Broward: \$351/sq. ft.

### Inventory for Sale

Gale (Tiffany House)	3%
Fort Lauderdale	4%
Broward	4%

### Avg. Time to Close Over Last 12 Months

Gale (Tiffany House)	72 days
Fort Lauderdale	76 days
Broward	67 days

