

Unit 306 - Granada House

306 - 201 N Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	F10431383
Status:	Active
Size:	775 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Covered Parking
View:	Pool Area View
List Price:	\$299,999
List PPSF:	\$387
Valuated Price:	\$282,000
Valuated PPSF:	\$364

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:	152
Number of active listings for rent:	4
Number of active listings for sale:	12
Building inventory for sale:	7%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

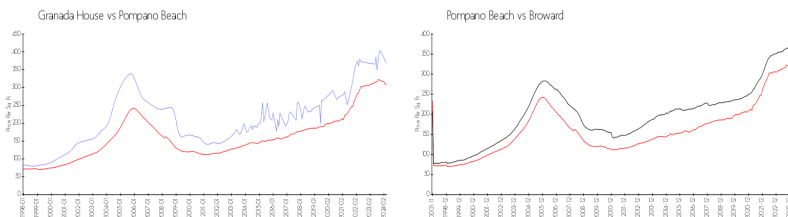
Building Association Information

Granada House Associations Inc
201 N Ocean Boulevard
Pompano Beach, FL 33062-5109
(954) 946-2060
(954) 785-7507

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1202	775 sq ft	Apr 2024	\$289,000	\$373
705	775 sq ft	Apr 2024	\$299,000	\$386
611	1,000 sq ft	Nov 2023	\$385,000	\$385
707	1,000 sq ft	Nov 2023	\$420,000	\$420
107	1,000 sq ft	Oct 2023	\$390,000	\$390
PH2	775 sq ft	Oct 2023	\$340,000	\$439

Market Information



Granada House:	\$368/sq. ft.	Pompano Beach:	\$308/sq. ft.
Pompano Beach:	\$308/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Granada House	8%
Pompano Beach	3%



Broward	4%
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Avg. Time to Close Over Last 12 Months

Granada House	60 days
Pompano Beach	72 days
Broward	67 days