

# Unit 1706 - Aristocrat

1706 - 1200 Hibiscus Av, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number:	F10432991
Status:	Active
Size:	945 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
Rental Price:	\$2,400
List PPSF:	\$3
Valuated Price:	\$286,000
Valuated PPSF:	\$303

*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.*

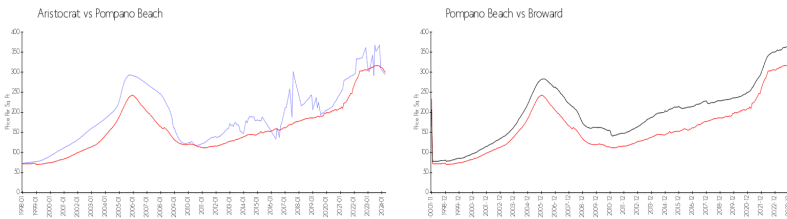
## Building Information

Number of units:	134
Number of active listings for rent:	5
Number of active listings for sale:	3
Building inventory for sale:	2%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	0

## Building Association Information

Aristocrat Condominium  
 1200 Hibiscus Ave, Pompano Beach, FL 33062  
 (954) 943-6640

## Market Information



Aristocrat:	\$294/sq. ft.	Pompano Beach:	\$300/sq. ft.
Pompano Beach:	\$300/sq. ft.	Broward:	\$348/sq. ft.

## Inventory for Sale

Aristocrat	2%
Pompano Beach	3%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Aristocrat	82 days
Pompano Beach	72 days
Broward	66 days

