

# Unit 318 - Rio Espana

318 - 1421 S Ocean Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number:	F10433628
Status:	Active
Size:	1,014 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces,Guest Parking
View:	Ocean View
List Price:	\$420,000
List PPSF:	\$414
Valuated Price:	\$395,000
Valuated PPSF:	\$390

*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:	103
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	1%
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

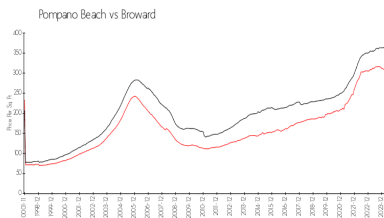
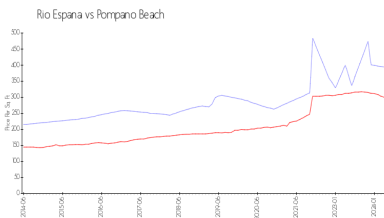
## Building Association Information

Rio Espana Condominium  
 Address: 1421 S Ocean Blvd,  
 Pompano Beach, FL 33062  
 Phone: +1 954-786-0023

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
417	762 sq ft	Apr 2024	\$299,900	\$394
504	1,014 sq ft	Dec 2023	\$405,000	\$399
408	1,014 sq ft	Dec 2023	\$410,000	\$404
402	1,166 sq ft	Nov 2023	\$479,000	\$411
208	1,014 sq ft	Jul 2023	\$362,000	\$357

## Market Information

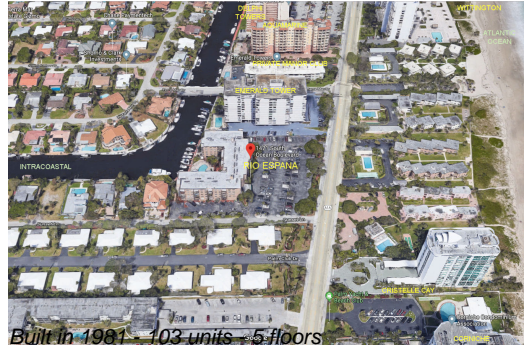


Rio Espana: \$394/sq. ft.  
 Pompano Beach: \$300/sq. ft.

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 Broward: \$348/sq. ft.

## Inventory for Sale

Rio Espana	2%
Pompano Beach	3%
Broward	3%



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

Rio Espana	52 days
Pompano Beach	72 days
Broward	67 days