

Unit 20 K - Plaza East

20 K - 4300 N Ocean Blvd, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	F10433716
Status:	Active
Size:	3,000 Sq ft.
Bedrooms:	4
Full Bathrooms:	4
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces,Covered Parking,Guest Parking
View:	Ocean View,Water View
List Price:	\$1,879,788
List PPSF:	\$627
Valuated Price:	\$983,000
Valuated PPSF:	\$680

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:	266
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	3%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

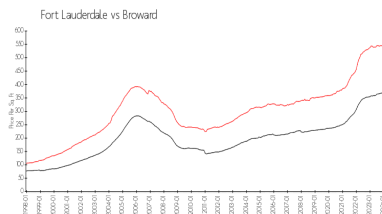
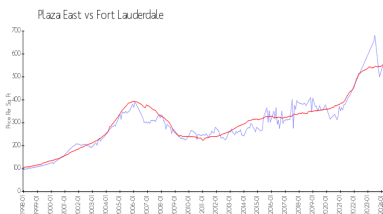
Building Association Information

Plaza East Condominium Association
(954) 563-5616 & (954) 567-0185

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
10K	1,450 sq ft	Nov 2023	\$745,000	\$514
16K	1,450 sq ft	Jul 2023	\$650,000	\$448
11B	1,450 sq ft	Jun 2023	\$950,000	\$655

Market Information



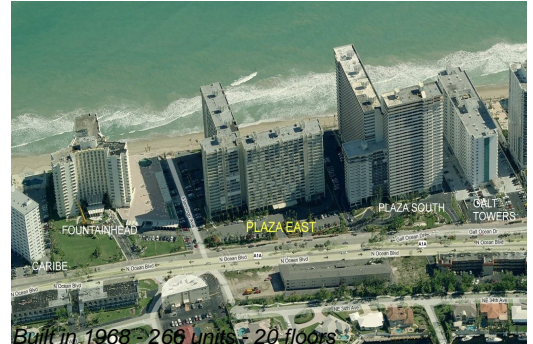
Plaza East:	\$597/sq. ft.	Fort Lauderdale:	\$550/sq. ft.
Fort Lauderdale:	\$550/sq. ft.	Broward:	\$350/sq. ft.

Inventory for Sale

Plaza East	3%
Fort Lauderdale	4%
Broward	3%

Avg. Time to Close Over Last 12 Months

Plaza East	19 days
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Fort Lauderdale
Broward

78 days
68 days