

Unit 3V - Ocean Place

3V - 1900 S Ocean Blvd, Lauderdale by the Sea, FL, Broward 33062

Unit Information

MLS Number: F10434989
 Status: Active
 Size: 680 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces, Valet Parking
 View: Ocean View, Direct Ocean
 List Price: \$400,000
 List PPSF: \$588
 Valuated Price: \$320,000
 Valuated PPSF: \$471

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: 256
 Number of active listings for rent: 8
 Number of active listings for sale: 21
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 16
 Number of sales over the last 6 months: 13
 Number of sales over the last 3 months: 7

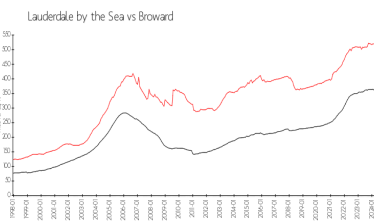
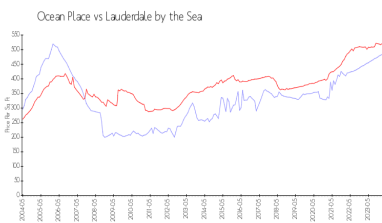
Building Association Information

Ocean Place Condominium
 (954) 943-5070

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
12n	1,120 sq ft	Mar 2024	\$430,000	\$384
5k	870 sq ft	Jan 2024	\$390,000	\$448

Market Information



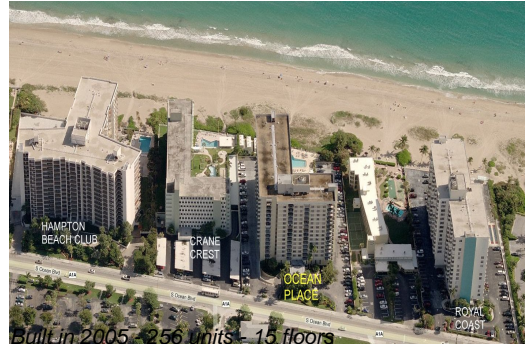
Ocean Place:	\$490/sq. ft.	Lauderdale by the Sea:	\$518/sq. ft.
Lauderdale by the Sea:	\$518/sq. ft.	Broward:	\$348/sq. ft.

Inventory for Sale

Ocean Place: 8%
 Lauderdale by the Sea: 2%
 Broward: 3%

Avg. Time to Close Over Last 12 Months

Ocean Place: 91 days



Lauderdale by the Sea
Broward

80 days
67 days