

Unit 7-E - Corinthian on the Intracoastal

7-E - 936 Intracoastal Dr, Fort Lauderdale, FL, Broward 33304

Unit Information

MLS Number: F10438424
 Status: Active
 Size: 1,500 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View: Intracoastal View, Ocean View
 List Price: \$749,000
 List PPSF: \$499
 Valuated Price: \$610,000
 Valuated PPSF: \$407

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: 1
 Number of active listings for sale: 7
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 5

Building Association Information

Corithian Condominium Association Inc
 (954) 561-3839

Recent Sales

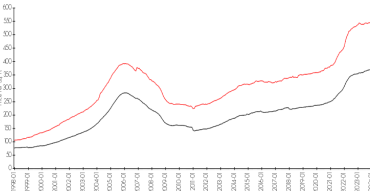
| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 3F | 1,500 sq ft | Jun 2024 | \$700,000 | \$467 |
| 9H | 1,620 sq ft | Jun 2024 | \$862,500 | \$532 |
| 18D | 1,500 sq ft | May 2024 | \$680,000 | \$453 |
| 6B | 1,500 sq ft | Apr 2024 | \$739,500 | \$493 |
| 6G | 1,685 sq ft | Mar 2024 | \$675,000 | \$401 |
| 21H | 1,620 sq ft | Mar 2024 | \$874,900 | \$540 |

Market Information

Corinthian on the Intracoastal vs Fort Lauderdale



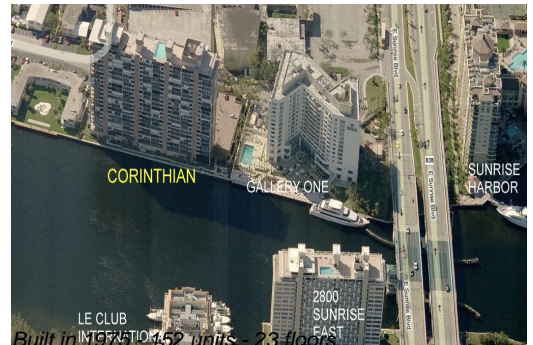
Fort Lauderdale vs Broward



Corinthian on the Intracoastal: \$449/sq. ft.
 Fort Lauderdale: \$549/sq. ft.
 Fort Lauderdale: \$549/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Corinthian on the Intracoastal: 5%
 Fort Lauderdale: 4%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

| | |
|--------------------------------|---------|
| Corinthian on the Intracoastal | 46 days |
| Fort Lauderdale | 80 days |
| Broward | 69 days |