

# Unit 802 - Breakers

802 - 710 N Ocean Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number:	F10438514
Status:	Active
Size:	650 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	Ocean View,Pool Area View
List Price:	\$399,000
List PPSF:	\$614
Valuated Price:	\$345,000
Valuated PPSF:	\$531

*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:	139
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	2%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

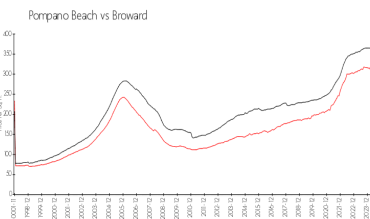
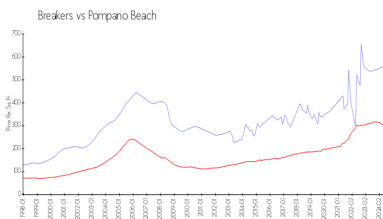
## Building Association Information

Breakers Condominium Inc  
710 N Ocean Boulevard  
Pompano Beach, FL 33062  
(954) 942-4520

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
203	1,028 sq ft	Jun 2024	\$390,000	\$379
108	800 sq ft	Apr 2024	\$535,000	\$669
406	800 sq ft	Mar 2024	\$605,000	\$756
1010	800 sq ft	Dec 2023	\$385,000	\$481
406	800 sq ft	Sep 2023	\$635,000	\$794

## Market Information



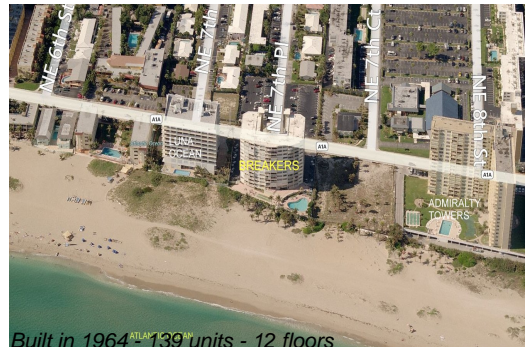
Breakers:	\$569/sq. ft.	Pompano Beach:	\$286/sq. ft.
Pompano Beach:	\$286/sq. ft.	Broward:	\$345/sq. ft.

## Inventory for Sale

Breakers	3%
Pompano Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Breakers	78 days
Pompano Beach	77 days



Broward

72 days