

Unit C5 - Portofino on the Intracoastal

C5 - 77 S Birch Rd, Fort Lauderdale, FL, Broward 33316

Unit Information

MLS Number:	F10438659
Status:	Active
Size:	1,435 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned Parking,Covered Parking
View:	Intracoastal View,Water View
List Price:	\$1,249,000
List PPSF:	\$870
Valuated Price:	\$1,135,000
Valuated PPSF:	\$791

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:	52
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	5%
Number of sales over the last 12 months:	1
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

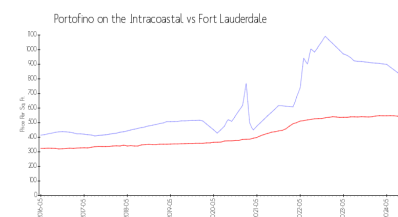
Building Association Information

Portofino On Intracoastal
Address: 77 S Birch Rd,
Fort Lauderdale, FL 33316
Phone: +1 954-463-4742

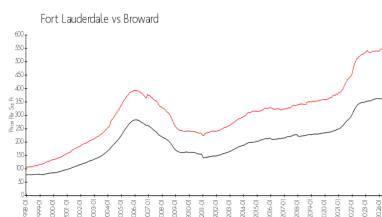
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
14C	1,435 sq ft	May 2024	\$1,355,000	\$944

Market Information



Portofino on the Intracoastal: \$824/sq. ft.
Fort Lauderdale: \$539/sq. ft.



Fort Lauderdale: \$539/sq. ft.
Broward: \$340/sq. ft.

Inventory for Sale

Portofino on the Intracoastal	6%
Fort Lauderdale	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Portofino on the Intracoastal	37 days
Fort Lauderdale	85 days
Broward	74 days

