

Unit 25 D - Plaza South

25 D - 4280 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: F10440646
 Status: Active
 Size: 1,450 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: Assigned Parking
 View: Intracoastal View,Ocean View,Direct Ocean
 List Price: \$699,000
 List PPSF: \$482
 Valuated Price: \$495,000
 Valuated PPSF: \$341

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: 335
 Number of active listings for rent: 7
 Number of active listings for sale: 15
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 1

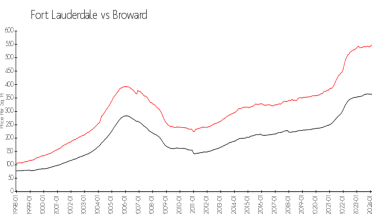
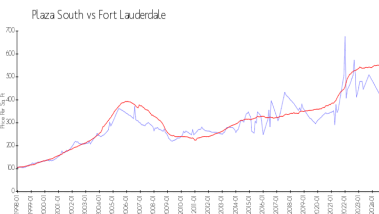
Building Association Information

Plaza South Association inc
 (954) 565-0777

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
17M	1,650 sq ft	Aug 2024	\$695,000	\$421
21H	1,650 sq ft	Jun 2024	\$895,000	\$542
PH M	1,650 sq ft	Dec 2023	\$940,000	\$570
11A	2,400 sq ft	Oct 2023	\$1,000,000	\$417
25D	1,450 sq ft	Oct 2023	\$730,000	\$503
5L	1,650 sq ft	Oct 2023	\$650,000	\$394

Market Information



Plaza South: \$419/sq. ft.
 Fort Lauderdale: \$545/sq. ft.

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 Broward: \$345/sq. ft.

Inventory for Sale

Plaza South: 4%
 Fort Lauderdale: 5%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

Plaza South	99 days
Fort Lauderdale	84 days
Broward	72 days