

# Unit 302 - Tennis Club II Courts

302 - 701 NW 19 St, Fort Lauderdale, FL, Broward 33311

## Unit Information

MLS Number:	F10440739
Status:	Active
Size:	682 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Garden View,Other View
List Price:	\$199,000
List PPSF:	\$292
Valuated Price:	\$167,000
Valuated PPSF:	\$245

*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:	65
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	7%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

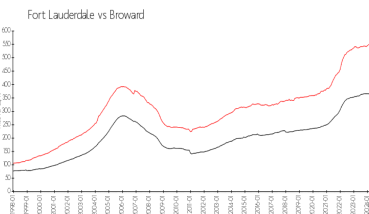
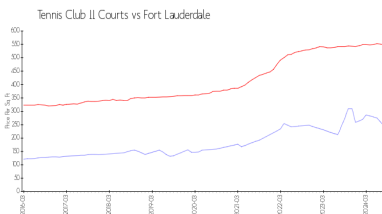
## Building Association Information

Tennis Club II  
 701 NW 19th St  
 Fort Lauderdale, FL 33311  
 Phone number(954) 462-2698

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
509	990 sq ft	Jun 2024	\$278,000	\$281
403	990 sq ft	Mar 2024	\$305,000	\$308
506	690 sq ft	Mar 2024	\$185,000	\$268
510	682 sq ft	Dec 2023	\$180,000	\$264
112		Oct 2023	\$297,490	
212	968 sq ft	Oct 2023	\$295,000	\$305

## Market Information



Tennis Club II Courts:	\$245/sq. ft.	Fort Lauderdale:	\$547/sq. ft.
Fort Lauderdale:	\$547/sq. ft.	Broward:	\$346/sq. ft.

## Inventory for Sale

Tennis Club II Courts	8%
Fort Lauderdale	5%
Broward	4%



**Avg. Time to Close Over Last 12 Months**

Tennis Club II Courts	55 days
Fort Lauderdale	84 days
Broward	72 days