

# Unit 1102 - Quadomain Tower 4

1102 - 2101 S Ocean Dr, Hollywood, FL, Broward 33019

## Unit Information

MLS Number: F10441084  
 Status: Active  
 Size: 980 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space  
 View: Ocean View, Other View  
 List Price: \$485,000  
 List PPSF: \$495  
 Valuated Price: \$333,000  
 Valuated PPSF: \$340

*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: 205  
 Number of active listings for rent: 0  
 Number of active listings for sale: 6  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 2

## Building Association Information

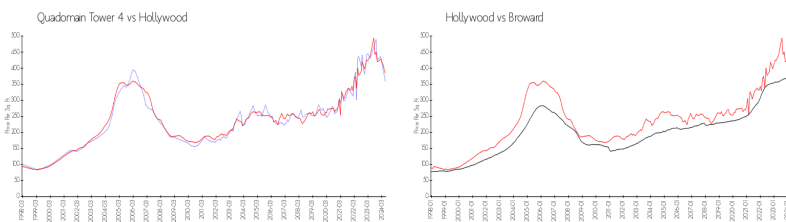
Quadomain Condominium Association Inc  
 2201 South Ocean Drive # 2  
 Hollywood, FL 33019  
 (954) 921-8902

<http://www.quadomainweb.com/quadomain/home.asp>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2606	980 sq ft	Jun 2024	\$360,000	\$367
403	1,500 sq ft	Jun 2024	\$407,000	\$271
1704	1,050 sq ft	Apr 2024	\$491,000	\$468
1006	980 sq ft	Feb 2024	\$345,000	\$352
2802	980 sq ft	Nov 2023	\$458,000	\$467
701	1,400 sq ft	Nov 2023	\$585,000	\$418

## Market Information



Quadomain Tower 4: \$359/sq. ft.  
 Hollywood: \$383/sq. ft.

Hollywood: \$383/sq. ft.  
 Broward: \$349/sq. ft.

## Inventory for Sale

Quadomain Tower 4 3%



Hollywood	2%
Broward	4%

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

Quadomain Tower 4	125 days
Hollywood	100 days
Broward	70 days