

Unit 404 - Adagio Fort Lauderdale Beach

404 - 435 Bayshore Dr, Fort Lauderdale, FL, Broward 33304

Unit Information

MLS Number:	F10443558
Status:	Active
Size:	3,211 Sq ft.
Bedrooms:	4
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	Intracoastal View,River,Water View
List Price:	\$3,995,000
List PPSF:	\$1,244
Valuated Price:	\$3,795,000
Valuated PPSF:	\$1,182

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:	31
Number of active listings for rent:	0
Number of active listings for sale:	1
Building inventory for sale:	3%
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

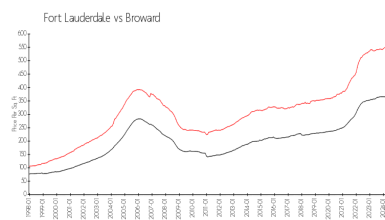
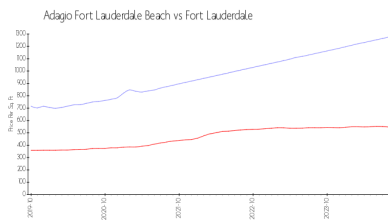
Building Association Information

ADAGIO Fort Lauderdale Beach
435 Bayshore Dr
Fort Lauderdale, FL 33304
Phone: +1 954-372-1041

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
402	2,746 sq ft	Mar 2024	\$3,250,000	\$1,184

Market Information



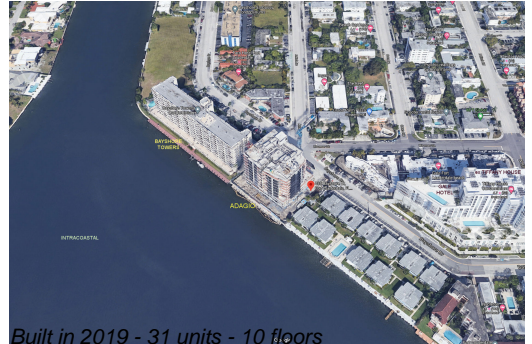
Adagio Fort Lauderdale Beach:	\$1275/sq. ft.	Fort Lauderdale:	\$547/sq. ft.
Fort Lauderdale:	\$547/sq. ft.	Broward:	\$346/sq. ft.

Inventory for Sale

Adagio Fort Lauderdale Beach	3%
Fort Lauderdale	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Adagio Fort Lauderdale Beach	288 days
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Fort Lauderdale
Broward

84 days
72 days