

# Unit 312 - Trade Winds

312 - 1009 N Ocean Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number:	F10443701
Status:	Active
Size:	953 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space
View:	
Rental Price:	\$3,000
List PPSF:	\$3
Valuated Price:	\$394,000
Valuated PPSF:	\$413

*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.*

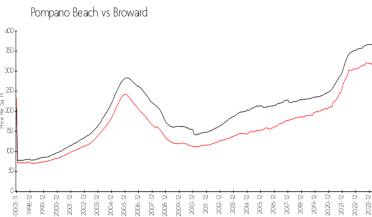
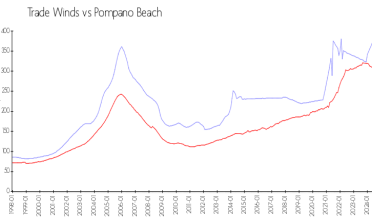
## Building Information

Number of units:	96
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	4%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

## Building Association Information

Tradewinds Of Pompano Association Inc  
 1009 N Ocean Boulevard  
 Pompano Beach, FL 33062  
 (954) 781-3596

## Market Information



Trade Winds:	\$390/sq. ft.	Pompano Beach:	\$308/sq. ft.
Pompano Beach:	\$308/sq. ft.	Broward:	\$346/sq. ft.

## Inventory for Sale

Trade Winds	4%
Pompano Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Trade Winds	109 days
Pompano Beach	77 days
Broward	72 days

