

Unit 1006 - Quadomain Catania

1006 - 2301 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number:	F10445162
Status:	Active
Size:	1,000 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking
View:	Intracoastal View
List Price:	\$389,500
List PPSF:	\$390
Valuated Price:	\$336,000
Valuated PPSF:	\$347

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:	203
Number of active listings for rent:	5
Number of active listings for sale:	13
Building inventory for sale:	6%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

Building Association Information

Quadomain Condominium Association Inc
 U2201 South Ocean Drive # 2
 Hollywood, FL 33019
 (954) 921-8902

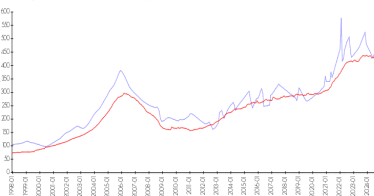
http://www.quadomainweb.com/quadomain/outside_home.asp

Recent Sales

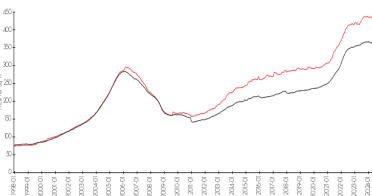
Unit #	Size	Closing Date	Sale Price	PPSF
2101	1,460 sq ft	Jun 2024	\$635,000	\$435
1001	1,400 sq ft	Jun 2024	\$670,000	\$479
308	1,090 sq ft	Dec 2023	\$490,000	\$450
1208	1,090 sq ft	Dec 2023	\$577,000	\$529

Market Information

Quadomain Catania vs Hollywood Beach



Hollywood Beach vs Broward



Quadomain Catania: \$454/sq. ft.
 Hollywood Beach: \$426/sq. ft.

Hollywood Beach: \$426/sq. ft.
 Broward: \$346/sq. ft.

Inventory for Sale

Quadomain Catania	6%
Hollywood Beach	6%
Broward	4%



Avg. Time to Close Over Last 12 Months

Quadomain Catania	124 days
Hollywood Beach	88 days
Broward	72 days