

# Unit 2445 SW 18th Ter # 203 - Marina Oaks

2445 SW 18th Ter # 203 - 2445 SW 18 Ter, Fort Lauderdale, FL, Broward 33315

## Unit Information

MLS Number:	F10445786
Status:	Closed
Size:	858 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces
View:	Other View
List Price:	\$249,999
List PPSF:	\$291
Valuated Price:	\$235,000
Valuated PPSF:	\$274

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:	306
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	0%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

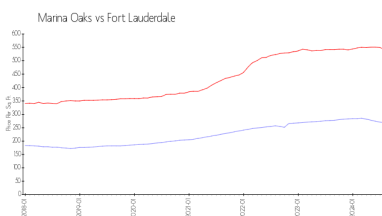
## Building Association Information

Marina Oaks Condominium Association, Inc.  
Address: 2449 SW 18th Terrace,  
Fort Lauderdale, FL 33315  
Phone: +1 954-728-8233  
+1 954-632-3593

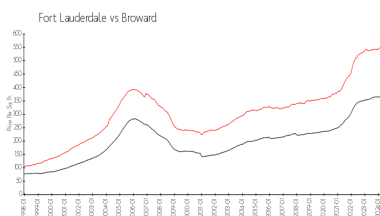
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1507	858 sq ft	Sep 2024	\$250,000	\$291
203	858 sq ft	Aug 2024	\$244,000	\$284
1807	858 sq ft	Aug 2024	\$220,000	\$256
1904	632 sq ft	Aug 2024	\$180,000	\$285
618	682 sq ft	Mar 2024	\$180,000	\$264

## Market Information



Marina Oaks: \$274/sq. ft.  
Fort Lauderdale: \$543/sq. ft.



Fort Lauderdale: \$543/sq. ft.  
Broward: \$351/sq. ft.

## Inventory for Sale

Marina Oaks	1%
Fort Lauderdale	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Marina Oaks	39 days
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Fort Lauderdale  
Broward

84 days  
72 days