

Unit 1639 - Residences on Hollywood East

1639 - 3001 S Ocean Dr, Hollywood Beach, FL, Broward 33019

Unit Information

MLS Number: F10446235
 Status: Active
 Size: 817 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces, Open Space Parking, Valet Parking
 View: Intracoastal View, Water View
 List Price: \$400,000
 List PPSF: \$490
 Valuated Price: \$412,000
 Valuated PPSF: \$504

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: 359
 Number of active listings for rent: 33
 Number of active listings for sale: 17
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 4

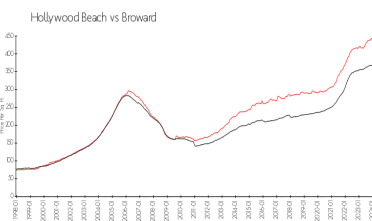
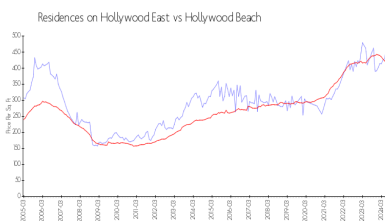
Building Association Information

Residences on Hollywood Beach
 (954) 925-9416

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
413	1,251 sq ft	Jun 2024	\$585,000	\$468
917	883 sq ft	May 2024	\$410,000	\$464
925	1,251 sq ft	May 2024	\$600,000	\$480
1111	1,208 sq ft	May 2024	\$675,000	\$559
1527	1,170 sq ft	Apr 2024	\$540,000	\$462

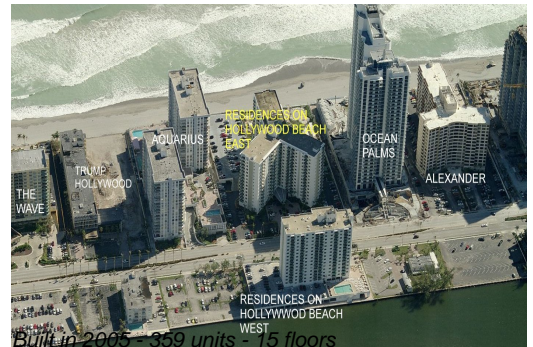
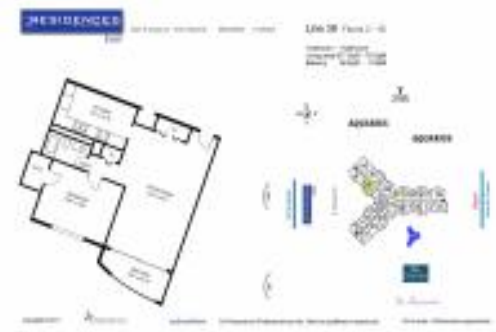
Market Information



Residences on Hollywood East: \$459/sq. ft.
 Hollywood Beach: \$418/sq. ft.
 Broward: \$349/sq. ft.

Inventory for Sale

Residences on Hollywood East: 5%
 Hollywood Beach: 5%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

Residences on Hollywood East	83 days
Hollywood Beach	91 days
Broward	70 days