

# Unit 1412 - Jamaica House

1412 - 305 N Pompano Beach Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number: F10447131  
 Status: Active  
 Size: 1,200 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking  
 View: Ocean View, Pool Area View  
 List Price: \$750,000  
 List PPSF: \$625  
 Valuated Price: \$678,000  
 Valuated PPSF: \$565

*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: 172  
 Number of active listings for rent: 7  
 Number of active listings for sale: 5  
 Building inventory for sale: 2%  
 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: 0

## Building Association Information

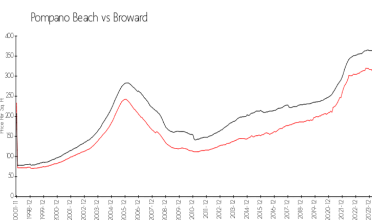
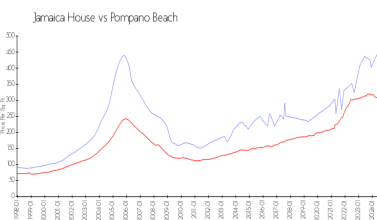
Jamaica House Association Inc  
 305 N Pompano Beach Blvd FL 33062  
 tel 954 943 5869  
 fax 954 943 8295  
 email jamaicahousecondo@bellsouth.net

<http://jamaicahousecondo.com/home.htm>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
405	900 sq ft	May 2024	\$389,000	\$432
601	1,200 sq ft	Apr 2024	\$462,500	\$385
602	1,200 sq ft	Jan 2024	\$450,000	\$375
607	900 sq ft	Dec 2023	\$340,000	\$378

## Market Information



Jamaica House: \$464/sq. ft.  
 Pompano Beach: \$307/sq. ft.

Pompano Beach: \$307/sq. ft.  
 Broward: \$345/sq. ft.

## Inventory for Sale

Jamaica House 3%



Pompano Beach	4%
Broward	4%

**Avg. Time to Close Over Last 12 Months**

Jamaica House	93 days
Pompano Beach	78 days
Broward	72 days