

# Unit 1004 - Parker Plaza

1004 - 2030 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	F10449378
Status:	Active
Size:	1,248 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	Other View
List Price:	\$429,995
List PPSF:	\$345
Valuated Price:	\$436,000
Valuated PPSF:	\$349

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:	518
Number of active listings for rent:	7
Number of active listings for sale:	27
Building inventory for sale:	5%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	5

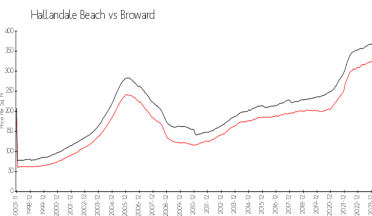
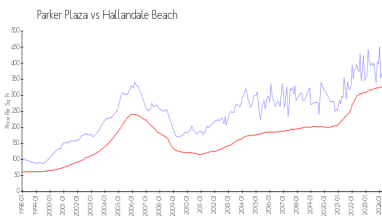
## Building Association Information

Condominium Association of Parker Plaza Estates, Inc.  
954-458-5111 & (954) 457-9609

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
916	736 sq ft	Jul 2024	\$405,000	\$550
2205	1,248 sq ft	Jun 2024	\$490,500	\$393
411	736 sq ft	May 2024	\$305,000	\$414
208	1,248 sq ft	May 2024	\$460,000	\$369
1115	896 sq ft	May 2024	\$410,000	\$458

## Market Information



Parker Plaza:	\$393/sq. ft.	Hallandale Beach:	\$321/sq. ft.
Hallandale Beach:	\$321/sq. ft.	Broward:	\$349/sq. ft.

## Inventory for Sale

Parker Plaza	5%
Hallandale Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months



Parker Plaza  
Hallandale Beach  
Broward

102 days  
74 days  
70 days