

# Unit 4612 - Beach Club 2

4612 - 1830 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	F10450910
Status:	Active
Size:	844 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	
View:	
Rental Price:	\$4,800
List PPSF:	\$6
Valuated Price:	\$689,000
Valuated PPSF:	\$816

*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.*

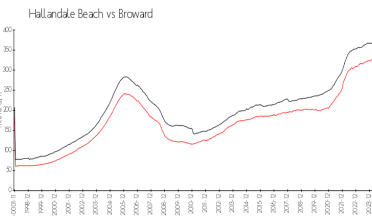
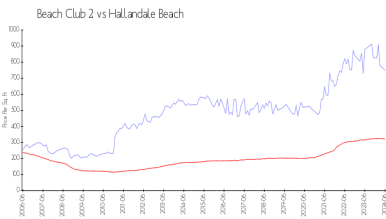
## Building Information

Number of units:	483
Number of active listings for rent:	125
Number of active listings for sale:	20
Building inventory for sale:	4%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	3

## Building Association Information

Beach Club 2 Condominium association  
(954) 457-4622

## Market Information



Beach Club 2:	\$749/sq. ft.	Hallandale Beach:	\$321/sq. ft.
Hallandale Beach:	\$321/sq. ft.	Broward:	\$349/sq. ft.

## Inventory for Sale

Beach Club 2	4%
Hallandale Beach	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Beach Club 2	104 days
Hallandale Beach	74 days
Broward	70 days

