

Unit 305 - Waterford Point

305 - 801 S Federal Hwy, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	F10455647
Status:	Active
Size:	815 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Canal
List Price:	\$279,000
List PPSF:	\$342
Valuated Price:	\$231,000
Valuated PPSF:	\$283

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:	237
Number of active listings for rent:	2
Number of active listings for sale:	15
Building inventory for sale:	6%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

Building Association Information

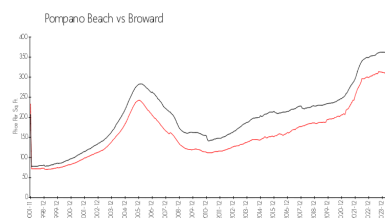
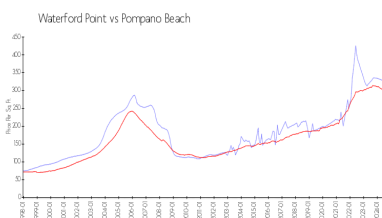
Waterford Point Condominium Apartments
801 S Federal Highway Apartment Mgr
Pompano Beach, FL 33062-6769
(954) 495-9721

<http://www.waterfordpoint.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH10	1,210 sq ft	Sep 2024	\$375,000	\$310
815	1,210 sq ft	Jul 2024	\$419,000	\$346
1121	1,070 sq ft	Jun 2024	\$380,000	\$355

Market Information



Waterford Point: \$298/sq. ft.
Pompano Beach: \$299/sq. ft.

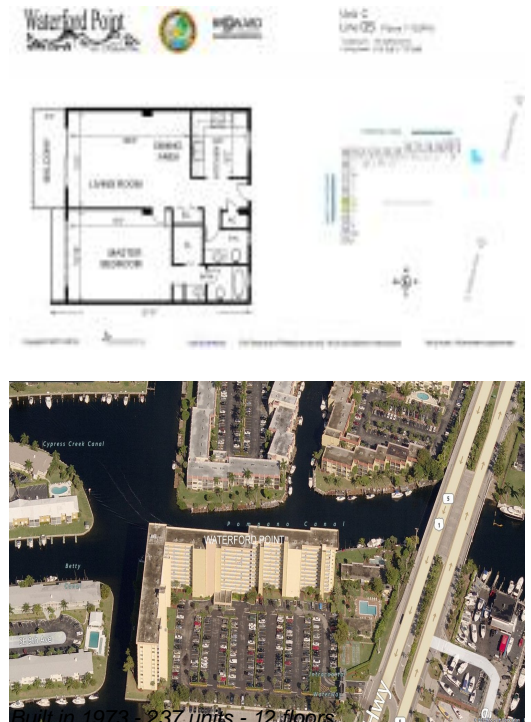
Pompano Beach: \$299/sq. ft.
Broward: \$339/sq. ft.

Inventory for Sale

Waterford Point	6%
Pompano Beach	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Waterford Point	70 days
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Pompano Beach
Broward

79 days
74 days