

Unit 1009 - Ocean Marine Yacht Club

1009 - 1945 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number: F10458937
 Status: Active
 Size: 1,306 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Valet Parking
 View: Ocean View, Direct Ocean, Water View
 List Price: \$640,000
 List PPSF: \$490
 Valuated Price: \$595,000
 Valuated PPSF: \$476

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: 267
 Number of active listings for rent: 16
 Number of active listings for sale: 17
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

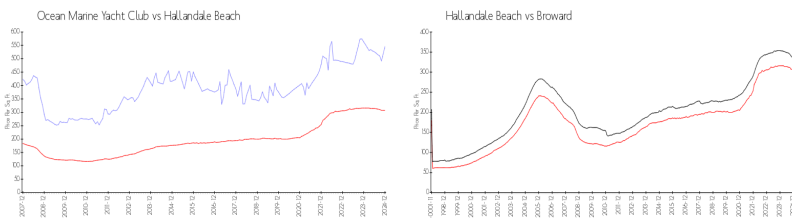
Building Association Information

Ocean Marine Yacht Club condominium
 (954) 454-2221

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1903	1,330 sq ft	Jan 2025	\$575,000	\$432
1810	924 sq ft	Dec 2024	\$660,000	\$714
2110	939 sq ft	Oct 2024	\$450,000	\$479
1212	995 sq ft	Sep 2024	\$430,000	\$432
403	875 sq ft	Jul 2024	\$443,000	\$506

Market Information



Ocean Marine Yacht Club: \$548/sq. ft.
 Hallandale Beach: \$307/sq. ft.
 Hallandale Beach: \$307/sq. ft.
 Broward: \$334/sq. ft.

Inventory for Sale

Ocean Marine Yacht Club: 6%
 Hallandale Beach: 6%
 Broward: 5%

Avg. Time to Close Over Last 12 Months

Ocean Marine Yacht Club: 95 days
 Hallandale Beach: 83 days
 Broward: 78 days

