Unit 1665 S Ocean Ln # 190 - Oceanage

1665 S Ocean Ln # 190 - 1550-1698 S Ocean Ln, Fort Lauderdale, FL, Broward 33136

Unit Information

MLS Number:	F10461612
Status:	Pending
Size:	1,273 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Garden View,Lake
List Price:	$1,498,000
List PPSF:	$1,177
Valuated Price:	$1,086,000
Valuated PPSF:	$853

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

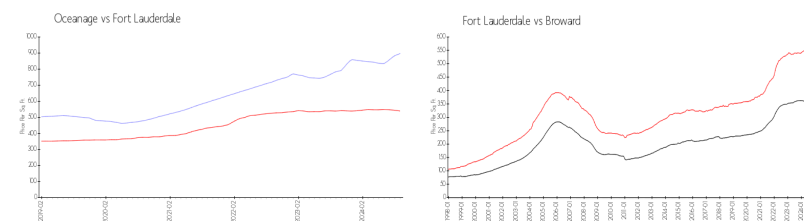|	
Number of units:	179
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	2%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

Building Association Information

The Oceanage
Address: 1650 S Ocean Ln,
Fort Lauderdale, FL 33316
Phone: +1 954-524-8436

https://theoceanage.com/

Built in 1973 - 179 units - 2 floors

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
286	1,273 sq ft	Sep 2024	$1,115,000	$876
245	1,273 sq ft	Sep 2024	$1,050,000	$825
151	1,273 sq ft	Sep 2024	$1,280,000	$1,005
251	1,297 sq ft	Aug 2024	$1,315,000	$1,014
273	1,273 sq ft	Aug 2024	$1,017,500	$799

Market Information

Oceanage:	$897/sq. ft.		Fort Lauderdale:	$539/sq. ft.
Fort Lauderdale:	$539/sq. ft.		Broward:	$339/sq. ft.

Inventory for Sale

Oceanage	3%
Fort Lauderdale	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Oceanage	80 days
Fort Lauderdale	87 days
Broward	75 days