

# Unit 604 - Towers of Oceanview East

604 - 400 Leslie Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	F10464405
Status:	Expired
Size:	1,075 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Covered Parking,Guest Parking
View:	
List Price:	\$305,900
List PPSF:	\$285
Valuated Price:	\$278,000
Valuated PPSF:	\$259

*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:	296
Number of active listings for rent:	4
Number of active listings for sale:	2
Building inventory for sale:	0%
Number of sales over the last 12 months:	16
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	6

## Building Association Information

Towers Of Oceanview Point Condominium Assoc Inc  
400 Leslie Drive  
Hallandale Beach, FL33009-2914  
(954) 458-0411

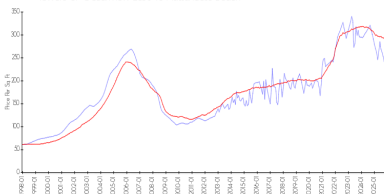
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## Recent Sales

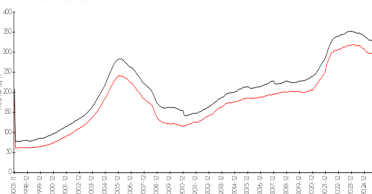
Unit #	Size	Closing Date	Sale Price	PPSF
1014	1,455 sq ft	Dec 2025	\$460,000	\$316
512	875 sq ft	Dec 2025	\$200,000	\$229
811	875 sq ft	Nov 2025	\$220,000	\$251
403	1,075 sq ft	Oct 2025	\$235,000	\$219
616	915 sq ft	Oct 2025	\$245,000	\$268

## Market Information

Towers of Oceanview East vs Hallandale Beach



Hallandale Beach vs Broward



Towers of Oceanview East:	\$262/sq. ft.	Hallandale Beach:	\$293/sq. ft.
Hallandale Beach:	\$293/sq. ft.	Broward:	\$311/sq. ft.

## Inventory for Sale

Towers of Oceanview East	1%
Hallandale Beach	5%
Broward	4%



**Avg. Time to Close Over Last 12 Months**

Towers of Oceanview East	96 days
Hallandale Beach	102 days
Broward	88 days