

Unit 605 - Venetian

605 - 1 Las Olas Cir, Fort Lauderdale, FL, Broward 33316

Unit Information

MLS Number: F10465315
 Status: Active
 Size: 1,200 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Covered Parking, Deeded Parking, Guest Parking
 View: Garden View, Intracoastal View, Water View
 List Price: \$749,000
 List PPSF: \$624
 Valuated Price: \$697,000
 Valuated PPSF: \$581

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: 233
 Number of active listings for rent: 2
 Number of active listings for sale: 11
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 0

Building Association Information

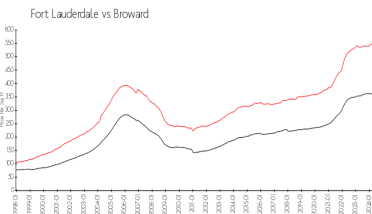
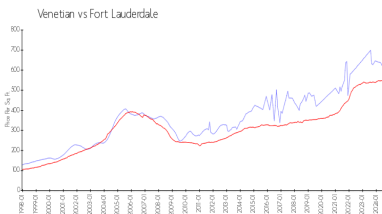
Venetian Condominium Association
 1 Las Olas Circle Fort Lauderdale, 33316
 (954) 463-0071

<http://www.venetiancondo.com/venetiancondo/contact.html>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1514	1,500 sq ft	Aug 2024	\$850,000	\$567
510	1,500 sq ft	Jun 2024	\$860,000	\$573
1408	1,575 sq ft	Jun 2024	\$1,025,000	\$651
1010	1,500 sq ft	May 2024	\$870,000	\$580
109	1,350 sq ft	Apr 2024	\$1,045,000	\$774

Market Information



Venetian: \$628/sq. ft. Fort Lauderdale: \$539/sq. ft.
 Fort Lauderdale: \$539/sq. ft. Broward: \$339/sq. ft.

Inventory for Sale

Venetian: 5%
 Fort Lauderdale: 5%
 Broward: 4%

Avg. Time to Close Over Last 12 Months



Venetian
Fort Lauderdale
Broward

123 days
87 days
75 days