

Unit 3449 NW 44th St # 106 - Summer Lake

3449 NW 44th St # 106 - 3401 NW 44 St, Oakland Park, FL, Broward 33309

Unit Information

MLS Number: F10466693
 Status: Active
 Size: 1,020 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Guest Parking
 View: Lake
 List Price: \$228,500
 List PPSF: \$224
 Valuated Price: \$220,000
 Valuated PPSF: \$216

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: 272
 Number of active listings for rent: 0
 Number of active listings for sale: 27
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 24
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 2

Building Association Information

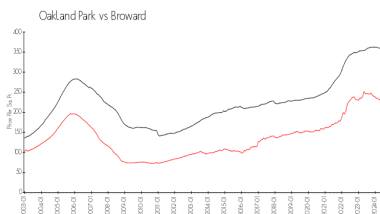
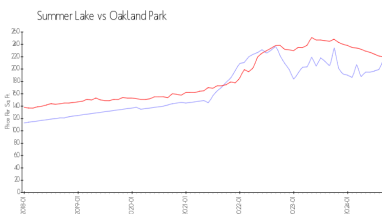
Summer Lake Condominium
 Address: 5028 NW 33rd Ave,
 Oakland Park, FL 33309
 Phone: +1 954-733-8424

<https://summerlakecondominium.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
206	1,096 sq ft	Nov 2024	\$180,000	\$164
104	1,020 sq ft	Sep 2024	\$220,000	\$216
203	1,096 sq ft	Aug 2024	\$220,000	\$201
208	1,096 sq ft	Jul 2024	\$202,500	\$185
204	1,096 sq ft	Jun 2024	\$215,000	\$196

Market Information

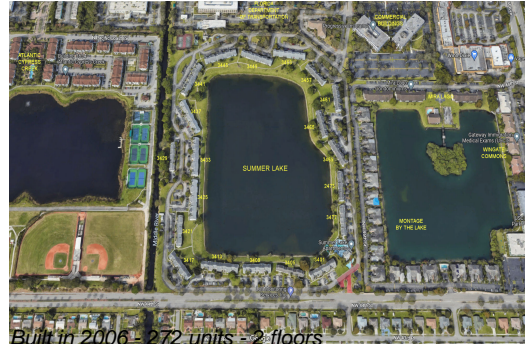


Summer Lake: \$217/sq. ft. Oakland Park: \$220/sq. ft.
 Oakland Park: \$220/sq. ft. Broward: \$339/sq. ft.

Inventory for Sale

Summer Lake: 10%
 Oakland Park: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months



Summer Lake
Oakland Park
Broward

69 days
64 days
74 days