

Unit 408 - Sea Monarch

408 - 111 N Pompano Beach Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	F10466831
Status:	Active
Size:	1,700 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space, Guest Parking
View:	Ocean View
List Price:	\$850,000
List PPSF:	\$500
Valuated Price:	\$652,000
Valuated PPSF:	\$384

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:	238
Number of active listings for rent:	9
Number of active listings for sale:	15
Building inventory for sale:	6%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

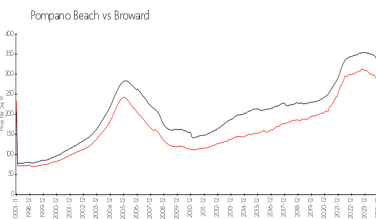
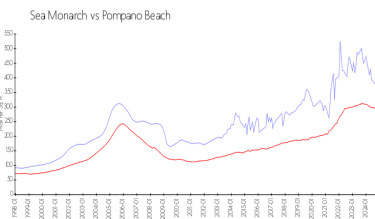
Building Association Information

Sea Monarch Condominium Association Inc
 111 N Pompano Beach Boulevard
 Pompano Beach, FL 33062-5718
 (954) 781-1591

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH13	1,450 sq ft	Nov 2024	\$580,000	\$400
610	1,600 sq ft	Nov 2024	\$660,000	\$413
812	1,450 sq ft	Sep 2024	\$543,900	\$375
1612	1,455 sq ft	Jun 2024	\$530,000	\$364
601	1,900 sq ft	Jun 2024	\$850,000	\$447

Market Information



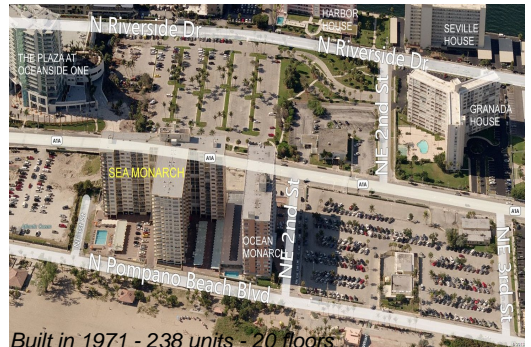
Sea Monarch:	\$405/sq. ft.	Pompano Beach:	\$177/sq. ft.
Pompano Beach:	\$177/sq. ft.	Broward:	\$334/sq. ft.

Inventory for Sale

Sea Monarch	6%
Pompano Beach	5%
Broward	5%

Avg. Time to Close Over Last 12 Months

Sea Monarch	77 days
Pompano Beach	80 days



Broward

78 days