

# Unit 12H - Allington Towers

12H - 1600 S Ocean Dr, Hollywood Beach, FL, Broward 33019

## Unit Information

MLS Number:	F10467510
Status:	Active
Size:	1,400 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces, Guest Parking
View:	Ocean View, Direct Ocean, Water View
List Price:	\$425,000
List PPSF:	\$304
Valuated Price:	\$376,000
Valuated PPSF:	\$269

*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:	187
Number of active listings for rent:	6
Number of active listings for sale:	19
Building inventory for sale:	10%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

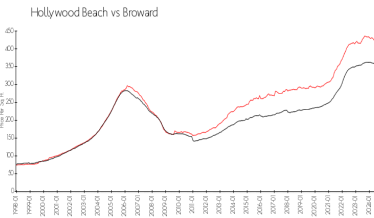
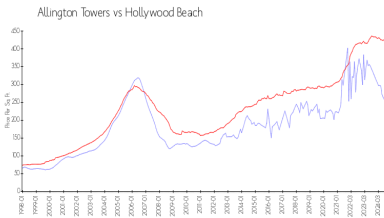
## Building Association Information

Allington Towers Condominiums Inc  
 1600 S Ocean Drive # 2W  
 (954) 925-2551

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PHB	1,224 sq ft	Nov 2024	\$559,000	\$457
6K	1,218 sq ft	Oct 2024	\$375,000	\$308
4A	1,218 sq ft	Sep 2024	\$252,000	\$207
3I	832 sq ft	Jun 2024	\$260,000	\$313
16K	1,218 sq ft	Jun 2024	\$425,000	\$349

## Market Information



Allington Towers: \$251/sq. ft.  
 Hollywood Beach: \$422/sq. ft.

Hollywood Beach: \$422/sq. ft.  
 Broward: \$339/sq. ft.

## Inventory for Sale

Allington Towers	10%
Hollywood Beach	7%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Allington Towers	105 days
Hollywood Beach	86 days
Broward	74 days

