

Unit 302 - Omega 1

302 - 1681 NW 70 Ave, Plantation, FL, Broward 33313

Unit Information

MLS Number:	F10468797
Status:	Active
Size:	960 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Garden View
List Price:	\$160,000
List PPSF:	\$167
Valuated Price:	\$130,000
Valuated PPSF:	\$135

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:	78
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	7%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

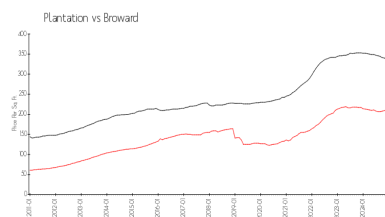
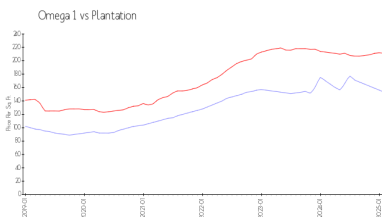
Building Association Information

Omega Condominiums
Address: 7300 NW 17th St,
Plantation, FL 33313
Phone: +1 954-581-0165

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
105	960 sq ft	Feb 2025	\$140,000	\$146
109	943 sq ft	Feb 2025	\$150,000	\$159
206	660 sq ft	Sep 2024	\$145,000	\$220
310	960 sq ft	Jul 2024	\$170,000	\$177

Market Information



Omega 1: \$135/sq. ft.
Plantation: \$212/sq. ft.

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Broward: \$324/sq. ft.

Inventory for Sale

Omega 1	8%
Plantation	3%
Broward	5%

Avg. Time to Close Over Last 12 Months

Omega 1	46 days
Plantation	66 days
Broward	83 days

