

# Unit 17H - Prince George

17H - 1865 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	F10469951
Status:	Active
Size:	1,300 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space
View:	Ocean View
List Price:	\$309,900
List PPSF:	\$238
Valuated Price:	\$310,000
Valuated PPSF:	\$238

*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:	249
Number of active listings for rent:	7
Number of active listings for sale:	24
Building inventory for sale:	9%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

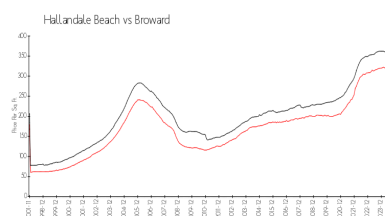
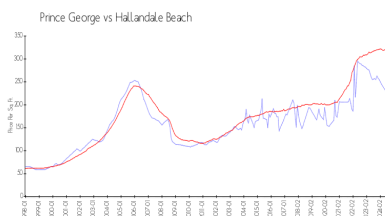
## Building Association Information

Prince George Condominium  
Association Inc  
(954) 454-5554

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
5A	1,776 sq ft	Nov 2024	\$370,000	\$208
15 F	1,710 sq ft	Sep 2024	\$300,000	\$175
14B	1,300 sq ft	May 2024	\$270,000	\$208
11j	1,300 sq ft	Apr 2024	\$250,000	\$192
10C	1,300 sq ft	Feb 2024	\$270,000	\$208

## Market Information



Prince George: \$220/sq. ft.  
Hallandale Beach: \$315/sq. ft.

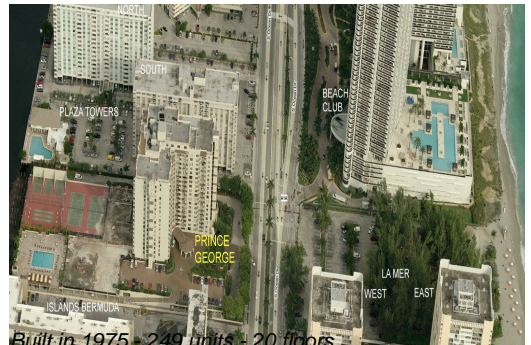
Hallandale Beach: \$315/sq. ft.  
Broward: \$339/sq. ft.

## Inventory for Sale

Prince George	10%
Hallandale Beach	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Prince George	132 days
Hallandale Beach	80 days
Broward	74 days



Built in 1975 - 249 units - 20 floors