

Unit 501 - Fountains on Ocean Boulevard (North & South)

501 - 2401 N Ocean Blvd, Fort Lauderdale, FL, Broward 33305

Unit Information

MLS Number: F10471252
 Status: Active
 Size: 1,290 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View: Garden View,Ocean View,Water View
 List Price: \$599,000
 List PPSF: \$464
 Valuated Price: \$547,000
 Valuated PPSF: \$424

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: 61
 Number of active listings for rent: 0
 Number of active listings for sale: 17
 Building inventory for sale: 27%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 3

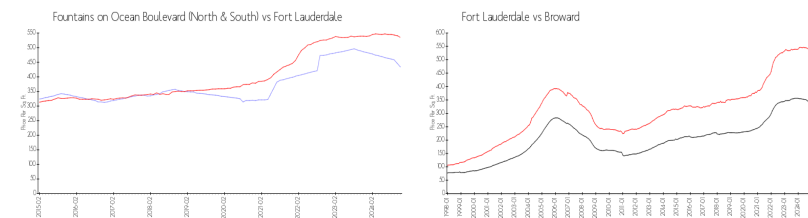
Building Association Information

The Fountains On Ocean Boulevard Condominium Ass
 2409 North Ocean Boulevard
 Fort Lauderdale, FL 33305
 Phone: (954) 537-1293

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
777	1,567 sq ft	Sep 2024	\$750,000	\$479
350	1,570 sq ft	Mar 2024	\$615,000	\$392

Market Information



Fountains on Ocean Boulevard (North & South):	\$434/sq. ft.	Fort Lauderdale:	\$535/sq. ft.
Fort Lauderdale:	\$535/sq. ft.	Broward:	\$334/sq. ft.

Inventory for Sale

Fountains on Ocean Boulevard (North & South) 28%
 Fort Lauderdale 6%
 Broward 5%

Avg. Time to Close Over Last 12 Months



Fountains on Ocean Boulevard (North & South)	88 days
Fort Lauderdale	89 days
Broward	76 days