

Unit 2305 - Q Club

2305 - 505 N Fort Lauderdale Beach, Fort Lauderdale, FL, Broward 33304

Unit Information

MLS Number: F10471400
 Status: Active
 Size: 906 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: Valet Parking
 View: Ocean View, Water View
 List Price: \$319,900
 List PPSF: \$353
 Valuated Price: \$370,000
 Valuated PPSF: \$408

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: 333
 Number of active listings for rent: 0
 Number of active listings for sale: 43
 Building inventory for sale: 12%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 4

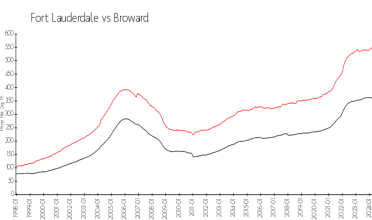
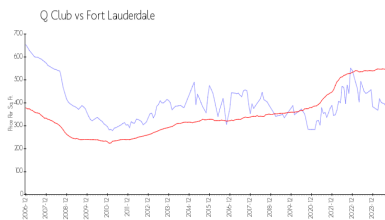
Building Association Information

Q Club Condominium
 (954) 561-1544

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
810	533 sq ft	Oct 2024	\$206,000	\$386
1107	584 sq ft	Oct 2024	\$275,000	\$471
1806	906 sq ft	Oct 2024	\$300,000	\$331
2509	584 sq ft	Oct 2024	\$278,000	\$476
911	533 sq ft	Jul 2024	\$205,000	\$385

Market Information



Q Club: \$364/sq. ft. Fort Lauderdale: \$539/sq. ft.
 Fort Lauderdale: \$539/sq. ft. Broward: \$339/sq. ft.

Inventory for Sale

Q Club: 13%
 Fort Lauderdale: 5%
 Broward: 4%

Avg. Time to Close Over Last 12 Months

Q Club: 123 days
 Fort Lauderdale: 86 days
 Broward: 74 days

