

Unit PH-G - Drake Tower

PH-G - 1800 N Andrews Ave, Fort Lauderdale, FL, Broward 1974

Unit Information

MLS Number: F10471503
 Status: Active Under Contract
 Size: 980 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces, Guest Parking, Open Space Parking
 View: Other View
 List Price: \$299,999
 List PPSF: \$306
 Valuated Price: \$282,000
 Valuated PPSF: \$288

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: 143
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 1

Building Association Information

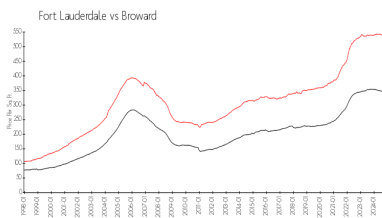
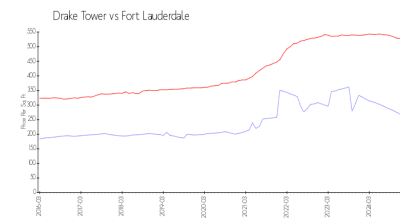
Drake Tower
 Address: 1800 N Andrews Ave,
 Fort Lauderdale, FL 33311
 Phone: +1 954-763-1205

<http://draketowercondo.com/Page/27>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4K	775 sq ft	Nov 2024	\$260,000	\$335
10K	775 sq ft	Sep 2024	\$197,000	\$254
12K	850 sq ft	Jul 2024	\$230,000	\$271
7E	775 sq ft	Jun 2024	\$258,500	\$334
8J	790 sq ft	Jun 2024	\$215,000	\$272

Market Information



Drake Tower: \$272/sq. ft.
 Fort Lauderdale: \$527/sq. ft.

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 Broward: \$334/sq. ft.

Inventory for Sale

Drake Tower: 3%
 Fort Lauderdale: 6%
 Broward: 5%



Avg. Time to Close Over Last 12 Months

Drake Tower	47 days
Fort Lauderdale	89 days
Broward	78 days