

Unit 410 - Coral Ridge Towers (West)

410 - 3233 NE 34 St, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: F10471542
 Status: Active
 Size: 1,097 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 1 Space, Guest Parking
 View: Garden View
 List Price: \$335,000
 List PPSF: \$305
 Valuated Price: \$291,000
 Valuated PPSF: \$260

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: 329
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 20
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 3

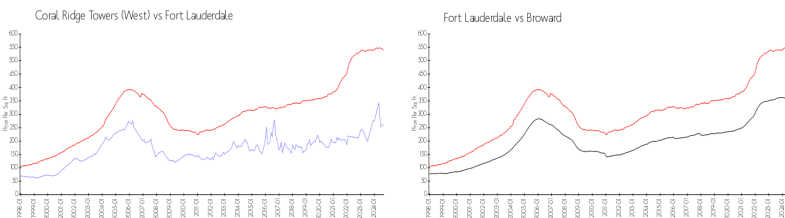
Building Association Information

Coral Ridge Towers Condominium
 (954) 565-2731

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
703	781 sq ft	Nov 2024	\$200,000	\$256
1409	1,087 sq ft	Oct 2024	\$285,000	\$262
1219	957 sq ft	Aug 2024	\$292,000	\$305
210	1,097 sq ft	Jul 2024	\$272,450	\$248
601	1,340 sq ft	Jun 2024	\$525,000	\$392

Market Information



Coral Ridge Towers (West): \$265/sq. ft.
 Fort Lauderdale: \$539/sq. ft.
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 Broward: \$339/sq. ft.

Inventory for Sale

Coral Ridge Towers (West) 2%
 Fort Lauderdale 5%
 Broward 4%

Avg. Time to Close Over Last 12 Months

Coral Ridge Towers (West) 55 days
 Fort Lauderdale 86 days
 Broward 74 days

