

Unit 11B - Embassy Towers II

11B - 2715 N Ocean Blvd, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: F10471953
 Status: Active
 Size: 1,200 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Guest Parking
 View:
 Rental Price: \$3,450
 List PPSF: \$3
 Valuated Price: \$434,000
 Valuated PPSF: \$362

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

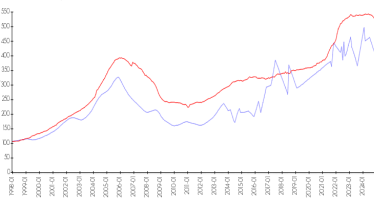
Number of units: 102
 Number of active listings for rent: 0
 Number of active listings for sale: 13
 Building inventory for sale: 12%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

Building Association Information

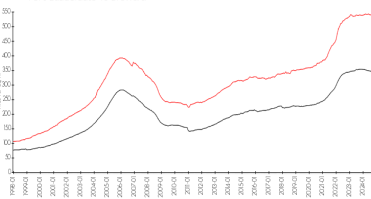
Embassy Tower II Association Inc
 2715 N Ocean Boulevard
 Fort Lauderdale, FL 33308
 (954) 564-2166

Market Information

Embassy Towers II vs Fort Lauderdale



Fort Lauderdale vs Broward



Embassy Towers II: \$409/sq. ft.
 Fort Lauderdale: \$527/sq. ft.

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 Broward: \$334/sq. ft.

Inventory for Sale

Embassy Towers II: 13%
 Fort Lauderdale: 6%
 Broward: 5%

Avg. Time to Close Over Last 12 Months

Embassy Towers II: 91 days
 Fort Lauderdale: 89 days
 Broward: 78 days

