Unit 1001 - Point of Americas 2

1001 - 2200 S Ocean Ln, Fort Lauderdale, FL, Broward 33316

Unit Information

MLS Number:	F10472000
Status:	Active
Size:	1,599 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking,Parking-Under Building
View:	
List Price:	$1,395,000
List PPSF:	$872
Valuated Price:	$1,039,000
Valuated PPSF:	$650

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

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Number of units:	281
Number of active listings for rent:	3
Number of active listings for sale:	10
Building inventory for sale:	3%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

Building Association Information
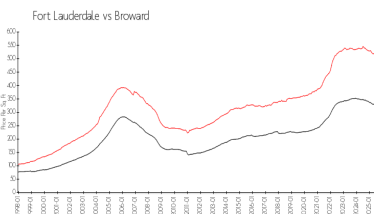
Point of Americas 2 apartments
(954) 522-5446

https://www.pointofamericas2.com/

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1208	2,005 sq ft	Jul 2025	$1,600,000	$798
209/210	3,634 sq ft	Jun 2025	$2,700,000	$743
1406	2,071 sq ft	May 2025	$1,695,000	$818
508	2,011 sq ft	May 2025	$1,110,000	$552
1604	2,011 sq ft	May 2025	$1,600,000	$796

Market Information

Point of Americas 2 vs Fort Lauderdale

Fort Lauderdale vs Broward
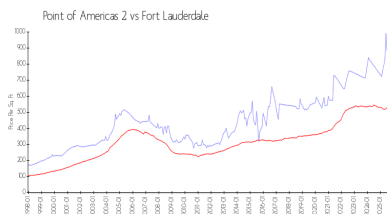
Point of Americas 2:	$819/sq. ft.	Fort Lauderdale:	$535/sq. ft.
Fort Lauderdale:	$535/sq. ft.	Broward:	$311/sq. ft.

Inventory for Sale

Point of Americas 2	4%
Fort Lauderdale	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Built in 1970 - 281 units - 30 floors
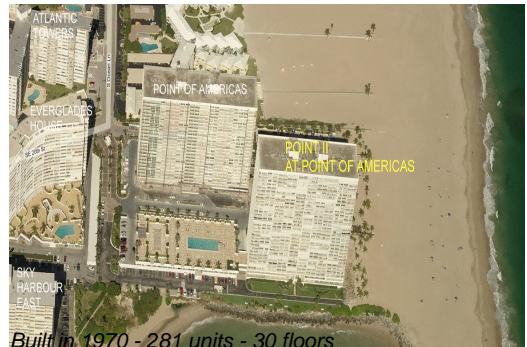
Point of Americas 2	124 days
Fort Lauderdale	100 days
Broward	87 days