

Unit 1204 - Regency Tower

1204 - 3850 Galt Ocean Dr, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number:	F10493433
Status:	Active
Size:	1,050 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Open Space Parking
View:	
List Price:	\$399,000
List PPSF:	\$380
Valuated Price:	\$435,000
Valuated PPSF:	\$414

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:	203
Number of active listings for rent:	3
Number of active listings for sale:	9
Building inventory for sale:	4%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	1

Building Association Information

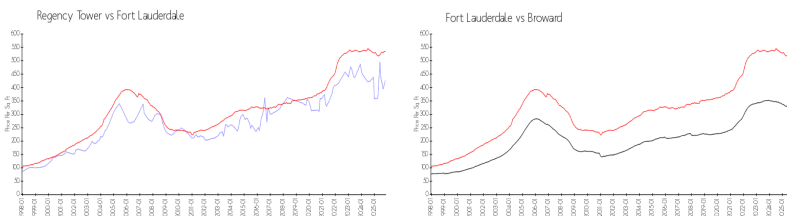
Regency Tower Condo Association
(954) 566-8606

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1806	1,600 sq ft	Nov 2025	\$670,000	\$419
1105	1,580 sq ft	Sep 2025	\$550,000	\$348
209	980 sq ft	Aug 2025	\$305,000	\$311
102	1,600 sq ft	Jul 2025	\$525,000	\$328
1910	1,580 sq ft	Jul 2025	\$500,000	\$316
1908	1,050 sq ft	Jul 2025	\$365,000	\$348

Market Information



Regency Tower:	\$427/sq. ft.	Fort Lauderdale:	\$535/sq. ft.
Fort Lauderdale:	\$535/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale

Regency Tower	4%
Fort Lauderdale	4%
Broward	4%

Avg. Time to Close Over Last 12 Months



Regency Tower
Fort Lauderdale
Broward

130 days
101 days
88 days