

Unit 524 - Tides at Bridgeside Square

524 - 3020 NE 32 Ave, Fort Lauderdale, FL, Broward 33308

Unit Information

MLS Number: F10507710
 Status: Active
 Size: 1,190 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking

View:
 List Price: \$475,000
 List PPSF: \$399
 Valuated Price: \$475,000
 Valuated PPSF: \$399

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: 246
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 14
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 4

Building Association Information

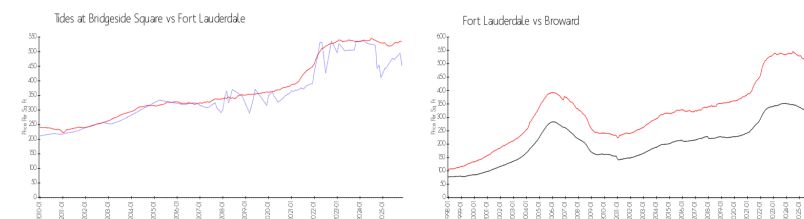
The Tides at Bridgeside Square
 Community Address:3020 NE 32nd Avenue
 Fort lauderdale, FL 33308
 Contact Phone Number: 954-630-1311

<https://www.tidesfortlauderdale.com/thetides/home.asp>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1505	750 sq ft	Nov 2025	\$365,000	\$487
1207	640 sq ft	Nov 2025	\$290,000	\$453
506	1,200 sq ft	Oct 2025	\$525,000	\$438
418	1,196 sq ft	Sep 2025	\$525,000	\$439
1417	640 sq ft	Sep 2025	\$290,000	\$453

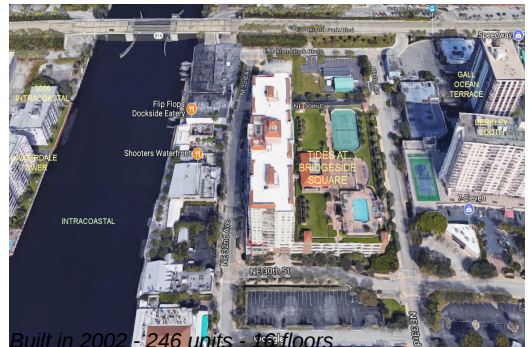
Market Information



Tides at Bridgeside Square:	\$450/sq. ft.	Fort Lauderdale:	\$535/sq. ft.
Fort Lauderdale:	\$535/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale

Tides at Bridgeside Square	2%
Fort Lauderdale	4%
Broward	4%



Avg. Time to Close Over Last 12 Months

Tides at Bridgeside Square	76 days
Fort Lauderdale	100 days
Broward	88 days