

Unit 4604 - 100 Las Olas

4604 - 100 E Las Olas, Fort Lauderdale, FL, Broward 33301

Unit Information

MLS Number: F10524143
 Status: Active
 Size: 1,867 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 3
 Half Bathrooms: 0
 Parking Spaces: Attached, Attached Garage, Covered, Garage, Valet
 View: River, Ocean, Water
 List Price: \$2,199,000
 List PPSF: \$1,178
 Valuated Price: \$1,649,000
 Valuated PPSF: \$965

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: 113
 Number of active listings for rent: 0
 Number of active listings for sale: 11
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

Building Association Information

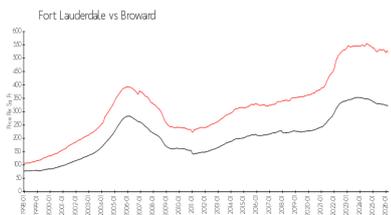
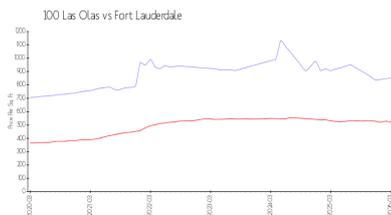
100 Las Olas
 Address: 100 E Las Olas Blvd #2401,
 Fort Lauderdale, FL 33301
 Phone: (954) 399-7244

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1802	1,404 sq ft	Mar 2026	\$1,025,000	\$730
2803	2,658 sq ft	Feb 2026	\$1,940,000	\$730
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3403	2,658 sq ft	Dec 2025	\$1,900,000	\$715
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Market Information



100 Las Olas: \$853/sq. ft.
 Fort Lauderdale: \$522/sq. ft.

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 Broward: \$306/sq. ft.

Inventory for Sale

100 Las Olas: 10%
 Fort Lauderdale: 7%
 Broward: 6%



Avg. Time to Close Over Last 12 Months

100 Las Olas	115 days
Fort Lauderdale	103 days
Broward	89 days