

# Unit 208 - Tower at Port Royale

208 - 3200 Port Royale Dr N, Fort Lauderdale, FL, Broward 33308

## Unit Information

MLS Number: F10531035  
Status: Active  
Size: 1,290 Sq ft.  
Bedrooms: 2  
Full Bathrooms: 2  
Half Bathrooms: 0  
Parking Spaces: Guest Parking  
View:  
Rental Price: \$3,000  
List PPSF: \$2  
Valuated Price: \$361,000  
Valuated PPSF: \$280

*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

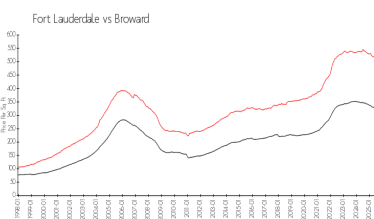
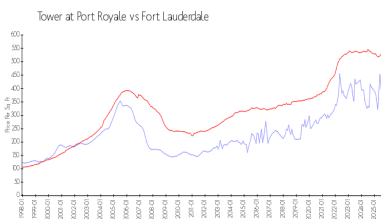
Number of units: 230  
Number of active listings for rent: 5  
Number of active listings for sale: 10  
Building inventory for sale: 4%  
Number of sales over the last 12 months: 13  
Number of sales over the last 6 months: 5  
Number of sales over the last 3 months: 2

## Building Association Information

building management office :  
954-776-0233.

<https://>

## Market Information



Tower at Port Royale:	\$326/sq. ft.	Fort Lauderdale:	\$535/sq. ft.
Fort Lauderdale:	\$535/sq. ft.	Broward:	\$311/sq. ft.

## Inventory for Sale

Tower at Port Royale 4%  
Fort Lauderdale 4%  
Broward 4%

## Avg. Time to Close Over Last 12 Months

Tower at Port Royale 54 days  
Fort Lauderdale 100 days  
Broward 88 days

