Unit 605 - Emerald Tower

605 - 1401 S Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	F10535957
Status:	Active
Size:	1,800 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking,Parking-Under Building
View:	
List Price:	$549,000
List PPSF:	$305
Valuated Price:	$472,000
Valuated PPSF:	$331

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.

Built in 1972 - 65 units - 12 floors

Building Information

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Number of units:	105
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	3%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	1

Building Association Information

Emerald Tower
Address: 1401 S Ocean Blvd, Pompano Beach, FL 33062,
Phone:+1 954-781-7515

https://

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
804	1,100 sq ft	Oct 2025	$309,000	$281
1008	1,426 sq ft	Jun 2025	$645,000	$452
406	1,616 sq ft	Apr 2025	$600,000	$371
203	900 sq ft	Feb 2025	$305,000	$339
803	900 sq ft	Jan 2025	$293,000	$326

Market Information
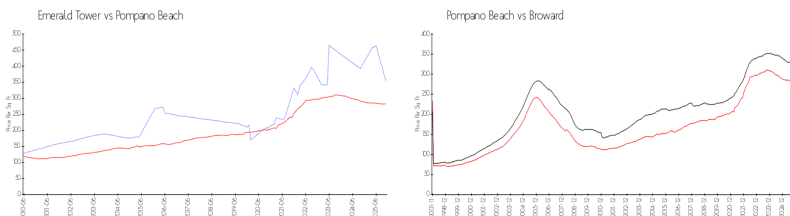
Emerald Tower:	$353/sq. ft.		Pompano Beach:	$283/sq. ft.
Pompano Beach:	$283/sq. ft.		Broward:	$311/sq. ft.

Inventory for Sale

Emerald Tower	4%
Pompano Beach	3%
Broward	4%

Avg. Time to Close Over Last 12 Months
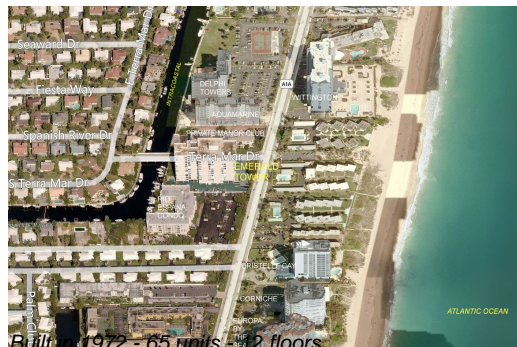
Emerald Tower	131 days
Pompano Beach	88 days
Broward	87 days