

# Unit 1506 - Solemar

1506 - 1116 N Ocean Blvd, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number:	F10541265
Status:	Active
Size:	2,589 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	Guest Parking,Valet Parking
View:	
List Price:	\$3,600,000
List PPSF:	\$1,390
Valuated Price:	\$3,019,000
Valuated PPSF:	\$1,249

*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.*

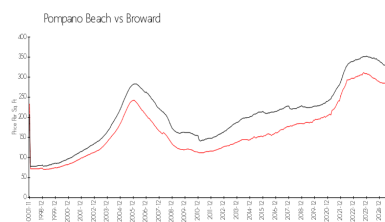
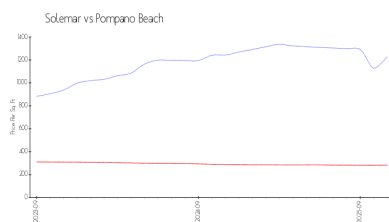
## Building Information

Number of units:	99
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	9%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
MPH02	2,037 sq ft	Dec 2025	\$2,772,000	\$1,361
1805	1,928 sq ft	Nov 2025	\$2,480,000	\$1,286
403	1,885 sq ft	Oct 2025	\$1,825,000	\$968
506	2,589 sq ft	Sep 2025	\$2,875,000	\$1,110
1501	2,428 sq ft	Aug 2025	\$3,485,000	\$1,435

## Market Information



Solemar:	\$1228/sq. ft.	Pompano Beach:	\$283/sq. ft.
Pompano Beach:	\$283/sq. ft.	Broward:	\$311/sq. ft.

## Inventory for Sale

Solemar	9%
Pompano Beach	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Solemar	68 days
Pompano Beach	88 days
Broward	88 days

