

Unit 1701 - Venezia Las Olas

1701 - 111 SE 5 Av, Fort Lauderdale, FL, Broward 33301

Unit Information

MLS Number: F10541778
 Status: Active
 Size: 2,940 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: Attached,Attached Garage,Covered,Garage,Garage Door Opener
 View: River,Ocean,Canal
 List Price: \$1,675,000
 List PPSF: \$570
 Valuated Price: \$1,845,000
 Valuated PPSF: \$628

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: 49
 Number of active listings for rent: 1
 Number of active listings for sale: 3
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

Building Association Information

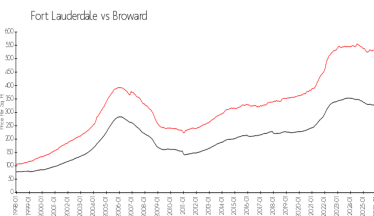
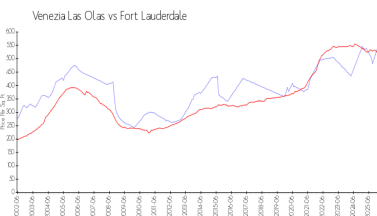
Venezia Las Olas Condominiums
 (954) 525-0901

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1101	1,730 sq ft	Mar 2026	\$850,000	\$491
1005	1,190 sq ft	Mar 2026	\$645,000	\$542
603	890 sq ft	Oct 2025	\$416,000	\$467
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903	890 sq ft	Sep 2025	\$415,000	\$466

Market Information

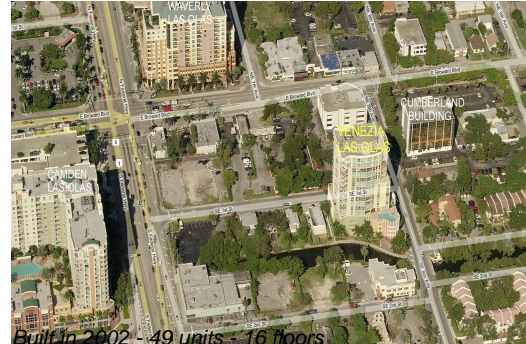


Venezia Las Olas: \$570/sq. ft. Fort Lauderdale: \$522/sq. ft.
 Fort Lauderdale: \$522/sq. ft. Broward: \$304/sq. ft.

Inventory for Sale

Venezia Las Olas: 6%
 Fort Lauderdale: 7%
 Broward: 6%

Avg. Time to Close Over Last 12 Months



Venezia Las Olas
Fort Lauderdale
Broward

97 days
103 days
89 days