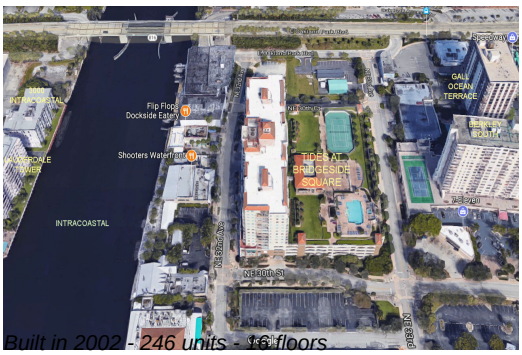
Unit 805 - Tides at Bridgeside Square

805 - 3020 NE 32 Ave, Fort Lauderdale, FL, Broward 33308



Built in 2002 - 246 units - 16 floors

Unit Information

MLS Number:	F10543975
Status:	Active
Size:	750 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned,Covered,Guest
View:	Ocean,Tennis
List Price:	$375,000
List PPSF:	$500
Valuated Price:	$338,000
Valuated PPSF:	$451

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:	246
Number of active listings for rent:	0
Number of active listings for sale:	16
Building inventory for sale:	6%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	5

Building Association Information

The Tides at Bridgeside Square
Community Address:3020 NE 32nd Avenue
Fort lauderdale, FL 33308
Contact Phone Number: 954-630-1311

https://www.tidesfortlauderdale.com/thetides/home.asp

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
524	1,190 sq ft	Mar 2026	$410,000	$345
PH5	1,390 sq ft	Mar 2026	$670,000	$482
723	720 sq ft	Mar 2026	$299,000	$415
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1517	640 sq ft	Feb 2026	$349,000	$545
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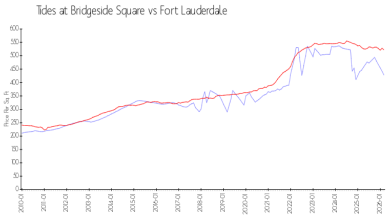
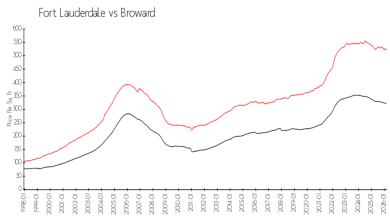
Market Information





Tides at Bridgeside Square:	$428/sq. ft.	Fort Lauderdale:	$522/sq. ft.
Fort Lauderdale:	$522/sq. ft.	Broward:	$304/sq. ft.

Inventory for Sale

Tides at Bridgeside Square	7%
Fort Lauderdale	7%
Broward	6%

Avg. Time to Close Over Last 12 Months

Tides at Bridgeside Square	87 days
Fort Lauderdale	103 days
Broward	89 days