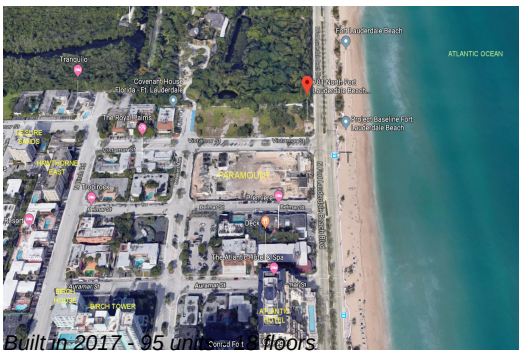
Unit 704 - Paramount Fort Lauderdale Beach

704 - 701 N Fort Lauderdale Blvd, Fort Lauderdale, FL, Broward 33304



Built in 2017 - 95 units - 8 floors

Unit Information

MLS Number:	F10544140
Status:	Active
Size:	1,910 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Valet
View:	Ocean
List Price:	$2,175,000
List PPSF:	$1,139
Valuated Price:	$1,875,000
Valuated PPSF:	$1,071

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:	95
Number of active listings for rent:	0
Number of active listings for sale:	11
Building inventory for sale:	11%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

Building Association Information

Paramount Fort Lauderdale
Address: 701 N Ft Lauderdale Beach Blvd, Fort Lauderdale, FL 33304
Phone: +1 954-393-0200

https://

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1206	2,420 sq ft	Feb 2026	$2,725,000	$1,126
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112	1,536 sq ft	Jan 2026	$1,050,000	$684
1606	2,420 sq ft	Jan 2026	$3,152,500	$1,303
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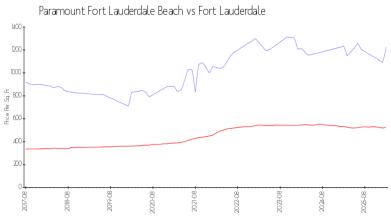
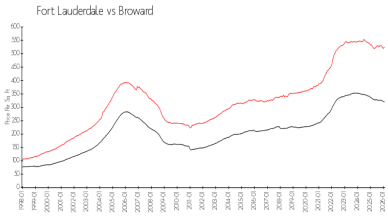
Market Information





Paramount Fort Lauderdale Beach:	$1221/sq. ft.	Fort Lauderdale:	$525/sq. ft.
Fort Lauderdale:	$525/sq. ft.	Broward:	$306/sq. ft.

Inventory for Sale

Paramount Fort Lauderdale Beach	12%
Fort Lauderdale	7%
Broward	6%

Avg. Time to Close Over Last 12 Months

Paramount Fort Lauderdale Beach	93 days
Fort Lauderdale	102 days
Broward	89 days