

# Unit 4 F - Plaza East

4 F - 4300 N Ocean Blvd, Fort Lauderdale, FL, Broward 33308

## Unit Information

MLS Number: F10546518  
 Status: Active  
 Size: 1,320 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: Attached, Attached Garage, Garage, Guest, Under Building, Valet  
 View: Ocean, Direct Ocean, Pool  
 List Price: \$499,999  
 List PPSF: \$379  
 Valuated Price: \$556,000  
 Valuated PPSF: \$421

*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: 266  
 Number of active listings for rent: 0  
 Number of active listings for sale: 15  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 19  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 4

## Building Association Information

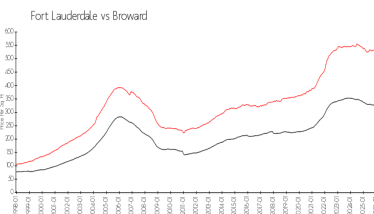
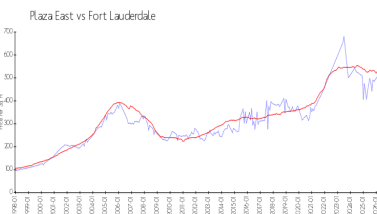
Plaza East Condominium Association  
 (954) 563-5616 & (954) 567-0185

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
15J	1,450 sq ft	Apr 2026	\$650,000	\$448
9M	1,450 sq ft	Mar 2026	\$850,000	\$586
10L	1,450 sq ft	Mar 2026	\$700,000	\$483
PH J	1,450 sq ft	Feb 2026	\$640,000	\$441
PH J	1,450 sq ft	Jan 2026	\$640,000	\$441

## Market Information

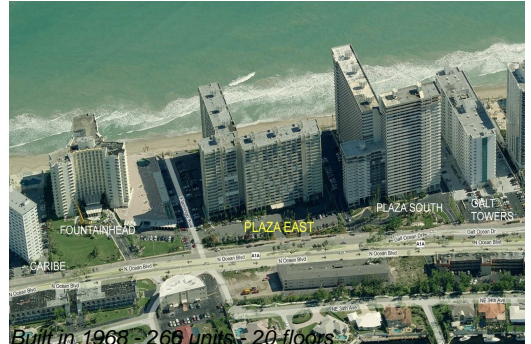


Plaza East: \$512/sq. ft.      Fort Lauderdale: \$522/sq. ft.  
 Fort Lauderdale: \$522/sq. ft.      Broward: \$304/sq. ft.

## Inventory for Sale

Plaza East: 6%  
 Fort Lauderdale: 7%  
 Broward: 6%

## Avg. Time to Close Over Last 12 Months



Plaza East  
Fort Lauderdale  
Broward

125 days  
103 days  
89 days