

# Unit 112 - Waterford Point

112 - 801 S Federal Hwy, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number: F10549557  
 Status: Pending  
 Size: 1,210 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Guest  
 View: Canal, Water  
 List Price: \$359,900  
 List PPSF: \$297  
 Valuated Price: \$264,000  
 Valuated PPSF: \$218

*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: 237  
 Number of active listings for rent: 2  
 Number of active listings for sale: 12  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 5

## Building Association Information

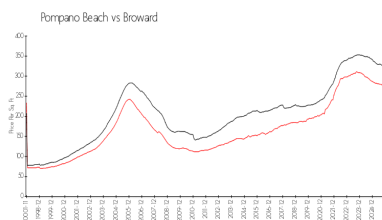
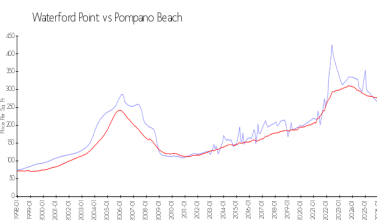
Waterford Point Condominium Apartments  
 801 S Federal Highway Apartment Mgr  
 Pompano Beach, FL 33062-6769  
 (954) 495-9721

<https://www.waterfordpoint.com/>

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 1109   | 1,230 sq ft | Mar 2026     | \$250,000  | \$203 |
| 405    | 815 sq ft   | Mar 2026     | \$212,000  | \$260 |
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| 305    | 815 sq ft   | Feb 2026     | \$205,000  | \$252 |
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| 818    | 1,210 sq ft | Feb 2026     | \$210,000  | \$174 |
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## Market Information

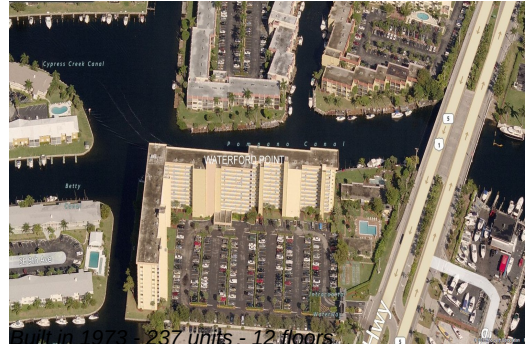


Waterford Point: \$234/sq. ft.  
 Pompano Beach: \$272/sq. ft.

Pompano Beach: \$272/sq. ft.  
 Broward: \$306/sq. ft.

## Inventory for Sale

Waterford Point: 5%  
 Pompano Beach: 6%  
 Broward: 6%



**Avg. Time to Close Over Last 12 Months**

|                 |          |
|-----------------|----------|
| Waterford Point | 153 days |
| Pompano Beach   | 89 days  |
| Broward         | 89 days  |