

Unit N1701 - Auberge Residences (North & South)

N1701 - 2200 N Ocean Blvd, Fort Lauderdale, FL, Broward 33305

Unit Information

MLS Number:	F10550103
Status:	Active
Size:	5,822 Sq ft.
Bedrooms:	5
Full Bathrooms:	6
Half Bathrooms:	1
Parking Spaces:	Attached,Attached Garage,Garage,Valet
View:	Ocean,Intracoastal,Direct Ocean
List Price:	\$13,850,000
List PPSF:	\$2,379
Valuated Price:	\$7,197,000
Valuated PPSF:	\$1,439

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:	170
Number of active listings for rent:	0
Number of active listings for sale:	27
Building inventory for sale:	15%
Number of sales over the last 12 months:	26
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	6

Building Association Information

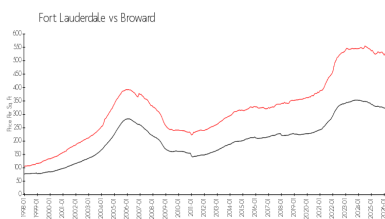
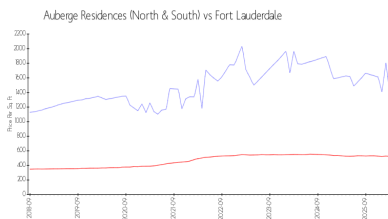
Auberge Beach Residences
 Address: 2200 N Ocean Blvd,
 Fort Lauderdale, FL 33305
 Phone: +1 754-900-4068

<https://aubergebeach.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
N201	1,990 sq ft	Mar 2026	\$2,300,000	\$1,156
S501	3,500 sq ft	Feb 2026	\$5,600,000	\$1,600
S501	3,500 sq ft	Feb 2026	\$5,600,000	\$1,600
S1402	1,753 sq ft	Jan 2026	\$2,500,000	\$1,426
S1402	1,753 sq ft	Jan 2026	\$2,500,000	\$1,426

Market Information



Auberge Residences \$1355/sq. ft.
 (North & South):
 Fort Lauderdale: \$522/sq. ft.

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

Inventory for Sale

Auberge Residences (North & South)	16%
Fort Lauderdale	7%



Broward

6%

Avg. Time to Close Over Last 12 Months

Auberge Residences (North & South)	178 days
Fort Lauderdale	103 days
Broward	89 days