

Unit 1239 SW 46th Ave # 906 - Royal Poinciana

1239 SW 46th Ave # 906 - 1223-1285 SW 46 Ave, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number: R11143787
 Status: Active
 Size: 785 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces: Assigned
 View:
 List Price: \$170,000
 List PPSF: \$217
 Valuated Price: \$179,000
 Valuated PPSF: \$228

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: 384
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 6

Building Association Information

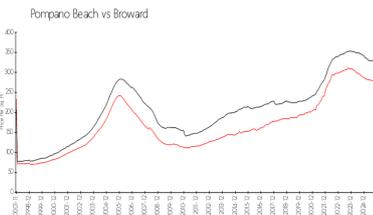
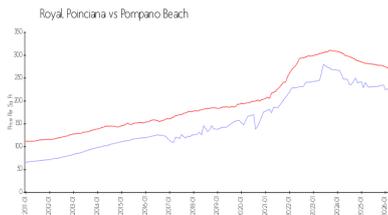
Royal Poinciana
 Condominium Association
 1275 SW 46th Avenue
 Pompano Beach, FL 33069
 Phone: (954) 917-5033

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2207	813 sq ft	Mar 2026	\$175,000	\$215
1902	785 sq ft	Mar 2026	\$180,000	\$229
1314	903 sq ft	Mar 2026	\$213,000	\$236
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314	785 sq ft	Feb 2026	\$140,500	\$179

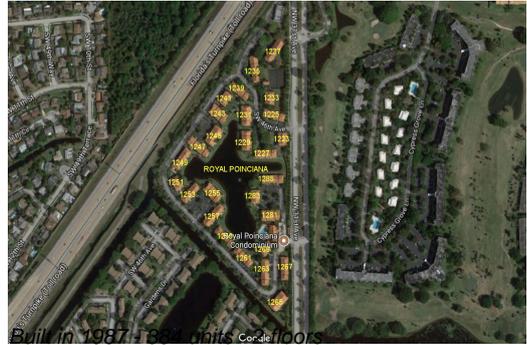
Market Information



Royal Poinciana: \$226/sq. ft. Pompano Beach: \$272/sq. ft.
 Pompano Beach: \$272/sq. ft. Broward: \$306/sq. ft.

Inventory for Sale

Royal Poinciana 2%



Pompano Beach	6%
Broward	6%

Avg. Time to Close Over Last 12 Months

Royal Poinciana	58 days
Pompano Beach	89 days
Broward	89 days