

Unit 703 - Granada House

703 - 201 N Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number: RX-10940845
 Status: Active
 Size: 1,000 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Guest
 View: Ocean, Pool, River
 List Price: \$420,000
 List PPSF: \$420
 Valuated Price: \$361,000
 Valuated PPSF: \$361

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: 152
 Number of active listings for rent: 4
 Number of active listings for sale: 10
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

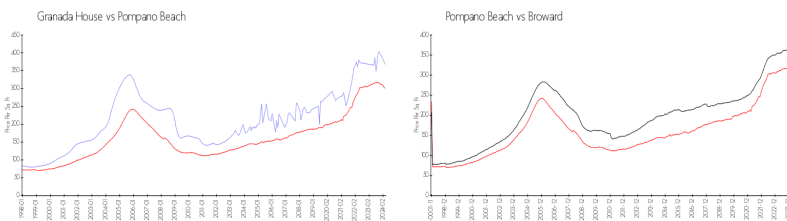
Building Association Information

Granada House Associations Inc
 201 N Ocean Boulevard
 Pompano Beach, FL 33062-5109
 (954) 946-2060
 (954) 785-7507

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1202	775 sq ft	Apr 2024	\$289,000	\$373
705	775 sq ft	Apr 2024	\$299,000	\$386
611	1,000 sq ft	Nov 2023	\$385,000	\$385
707	1,000 sq ft	Nov 2023	\$420,000	\$420
107	1,000 sq ft	Oct 2023	\$390,000	\$390
PH2	775 sq ft	Oct 2023	\$340,000	\$439

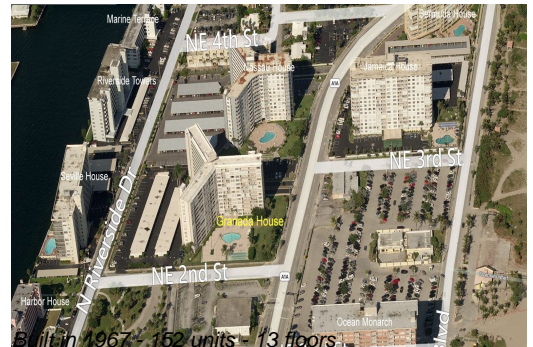
Market Information



Granada House: \$368/sq. ft.
 Pompano Beach: \$300/sq. ft.
 Pompano Beach: \$300/sq. ft.
 Broward: \$348/sq. ft.

Inventory for Sale

Granada House: 7%
 Pompano Beach: 3%
 Broward: 3%



Avg. Time to Close Over Last 12 Months

Granada House	60 days
Pompano Beach	72 days
Broward	67 days