

Unit 2501 - Lauderdale One (2401&2421)

2501 - 2401 NE 65 St, Lauderdale by the Sea, FL, Broward 33308

Unit Information

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|-----------------|-----------------------------|
| MLS Number: | RX-10957119 |
| Status: | Active |
| Size: | 1,506 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 0 |
| Parking Spaces: | 2+ Spaces,Garage - Attached |
| View: | City,Garden |
| Rental Price: | \$2,650 |
| List PPSF: | \$2 |
| Valuated Price: | \$456,000 |
| Valuated PPSF: | \$303 |

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

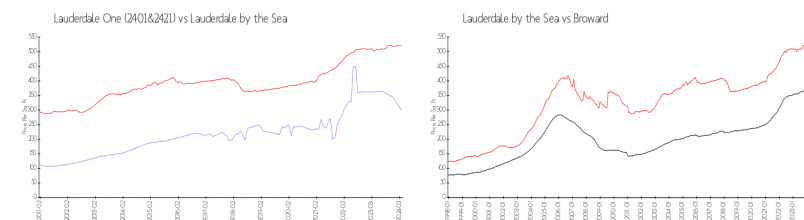
| | |
|--|-----|
| Number of units: | 174 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 9 |
| Building inventory for sale: | 5% |
| Number of sales over the last 12 months: | 9 |
| Number of sales over the last 6 months: | 6 |
| Number of sales over the last 3 months: | 3 |

Building Association Information

Lauderdale One Condominium Association, Inc.
c/o Castle Management, LLC
2401 NE 65th Street
Fort Lauderdale, FL, 33308
Phone : (954) 615-2016

<https://www.lauderdaleone.com/Page/28>

Market Information



| | | | |
|-----------------------------|---------------|------------------------|---------------|
| Lauderdale One (2401&2421): | \$299/sq. ft. | Lauderdale by the Sea: | \$520/sq. ft. |
| Lauderdale by the Sea: | \$520/sq. ft. | Broward: | \$351/sq. ft. |

Inventory for Sale

| | |
|----------------------------|----|
| Lauderdale One (2401&2421) | 5% |
| Lauderdale by the Sea | 3% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months

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|----------------------------|---------|
| Lauderdale One (2401&2421) | 58 days |
| Lauderdale by the Sea | 81 days |



Broward

67 days