

Unit 420 S Park Rd # 2-302 - Pinehurst Club (410 to 470)

420 S Park Rd # 2-302 - 410 S Park Rd, Hollywood Beach, FL, Broward 33021

Unit Information

MLS Number:	RX-10962404
Status:	Active
Size:	993 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	Garden
List Price:	\$279,000
List PPSF:	\$281
Valuated Price:	\$270,000
Valuated PPSF:	\$311

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:	196
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	2%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	1

Building Association Information

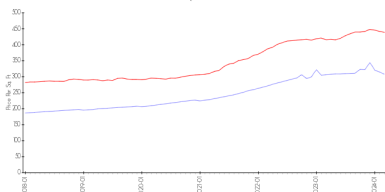
Pinehurst Club
 Address: 400 S Park Rd,
 Hollywood, FL 33021
 Phone: +1 305-936-9229

Recent Sales

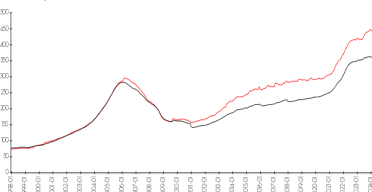
Unit #	Size	Closing Date	Sale Price	PPSF
6-209	867 sq ft	Jan 2024	\$285,000	\$329
2-104	838 sq ft	Jan 2024	\$260,000	\$310
5-210	747 sq ft	Dec 2023	\$275,000	\$368
3-203	820 sq ft	Dec 2023	\$262,000	\$320
3-302	867 sq ft	Oct 2023	\$285,000	\$329
5-203	820 sq ft	Oct 2023	\$265,000	\$323
2-208	820 sq ft	Oct 2023	\$263,000	\$321

Market Information

Pinehurst Club (410 to 470) vs Hollywood Beach



Hollywood Beach vs Broward



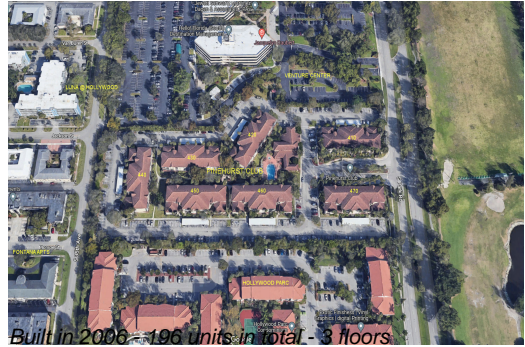
Pinehurst Club (410 to 470): \$308/sq. ft.

Hollywood Beach: \$439/sq. ft.

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Broward: \$349/sq. ft.

Inventory for Sale



Pinehurst Club (410 to 470)	3%
Hollywood Beach	5%
Broward	3%

Avg. Time to Close Over Last 12 Months

Pinehurst Club (410 to 470)	31 days
Hollywood Beach	84 days
Broward	66 days