

Unit 409-S - Symphony South

409-S - 600 W Las Olas Blvd, Fort Lauderdale, FL, Broward 33312

Unit Information

MLS Number:	RX-10982410
Status:	Active
Size:	1,093 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned, Garage - Attached
View:	River
List Price:	\$569,000
List PPSF:	\$521
Valuated Price:	\$528,000
Valuated PPSF:	\$483

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:	151
Number of active listings for rent:	8
Number of active listings for sale:	5
Building inventory for sale:	3%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

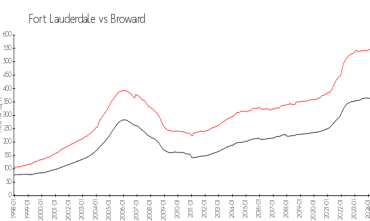
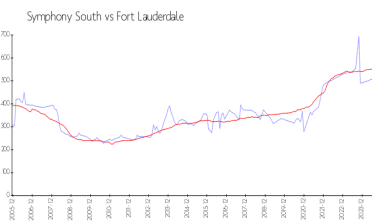
Building Association Information

Symphony Condominium Association
(954) 522-1141

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1304S	809 sq ft	Nov 2023	\$390,000	\$482
902-S	1,345 sq ft	Oct 2023	\$750,000	\$558

Market Information



Symphony South:	\$511/sq. ft.	Fort Lauderdale:	\$545/sq. ft.
Fort Lauderdale:	\$545/sq. ft.	Broward:	\$345/sq. ft.

Inventory for Sale

Symphony South	3%
Fort Lauderdale	5%
Broward	4%

Avg. Time to Close Over Last 12 Months

Symphony South	34 days
Fort Lauderdale	84 days
Broward	72 days

