

Unit 302 - Granada House

302 - 201 N Ocean Blvd, Pompano Beach, FL, Broward 33062

Unit Information

MLS Number:	RX-11013651
Status:	Active
Size:	775 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned, Guest
View:	City, Intracoastal, Ocean, Pool
List Price:	\$345,000
List PPSF:	\$445
Valuated Price:	\$274,000
Valuated PPSF:	\$354

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:	9
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	5

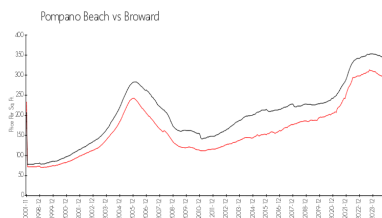
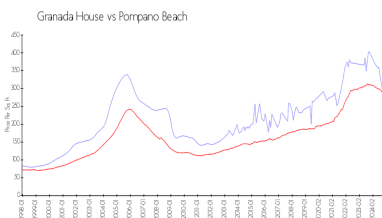
Building Association Information

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
1002	775 sq ft	Apr 2025	\$389,900	\$503
107		Mar 2025	\$395,000	
407	1,000 sq ft	Mar 2025	\$325,000	\$325
1206	775 sq ft	Mar 2025	\$329,000	\$425
510	775 sq ft	Jan 2025	\$190,000	\$245
605	775 sq ft	Jan 2025	\$190,000	\$245

Market Information



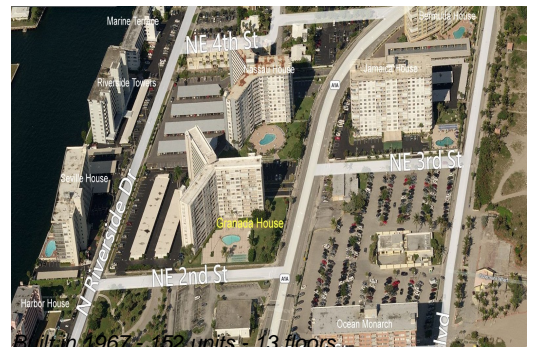
Granada House: \$375/sq. ft.
Pompano Beach: \$282/sq. ft.

Pompano Beach: \$282/sq. ft.
Broward: \$324/sq. ft.

Inventory for Sale

Granada House	7%
Pompano Beach	5%
Broward	5%

Avg. Time to Close Over Last 12 Months



Granada House
Pompano Beach
Broward

116 days
85 days
83 days