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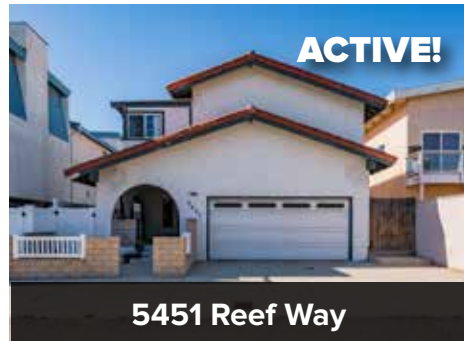


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WHO YOU WORK WITH MATTERS!

PRESENTED BY DESTI *and* MICHELE, YOUR WATERFRONT HOMES REAL ESTATE SPECIALISTS



ACTIVE!

5451 Reef Way

5451ReefWay.com
 3 Beds | 2.0 Baths | 1,769 Sq. Ft.
Offered at \$1,800,000



ACTIVE!

5040 Island View Street

5040IslandView.com
 3 Beds | 2.5 Baths | 2,492 Sq. Ft.
Offered at \$2,100,000



ACTIVE!

5124 Beachcomber Street

5214Beachcomber.com
 4 Beds | 2.0 Baths | 2,512 Sq. Ft.
Offered at \$1,800,000



ACTIVE!

4136 Ocean Drive

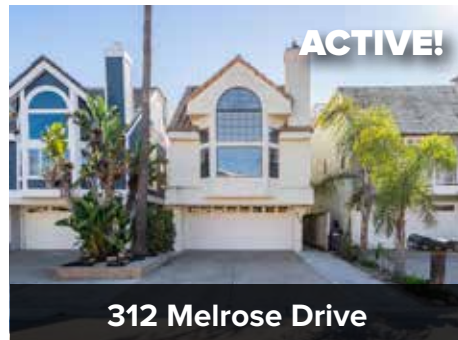
4136Ocean.com
 3 Beds | 4.0 Baths | 2,714 Sq. Ft.
Offered at \$2,495,000



ACTIVE!

901 Mandalay Beach Road

901MandalayBeach.com
 3 Beds | 4.0 Baths | 2,919 Sq. Ft.
Offered at \$5,200,000



ACTIVE!

312 Melrose Drive

312Melrose.com
 3 Bed | 3.0 Baths | 1,850 Sq. Ft.
Offered at \$1,230,000



Hollywood Beach

REAL ESTATE MARKET REPORT | NOVEMBER 2023

PREPARED ESPECIALLY FOR
LEONARDO AND ANGELICA WASHINGTON

PRESENTED BY DESTI *and* MICHELE
 YOUR WATERFRONT HOMES REAL ESTATE SPECIALISTS



LEONARDO AND ANGELICA,

If you would like your home professionally marketed and featured in our publication, which is mailed to hundreds of potential buyers every month, call us today!

DESTI: 805-509-5404 | MICHELE: 805-312-1529



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ALL OF OUR CLIENTS BENEFIT FROM A COMPLIMENTARY CLEANING BY OUR CONCIERGE SERVICE!



ALLOW US TO SHOWCASE YOUR HOME WITH THE BEST OF PRINT AND DIGITAL MARKETING!



Hollywood Beach

Third

QUARTER
REVIEW

2023

Leonardo and Angelica,

Your community had another fantastic quarter with increases in several key market indicators. If you are thinking about selling, call us today.

AVERAGE SALE PRICE
\$00,000,000
Increased 15% VS 2022

**AVERAGE SALE PRICE/
LIST PRICE RATIO**
00.0%
Increased 15% VS 2022

AVERAGE DAYS ON MARKET
000 DAYS
Increased 15% VS 2022

**AVERAGE SOLD PRICE/
SQUARE FOOT**
\$00,000
Increased 15% VS 2022

TOTAL NUMBER OF SALES
000 SOLD
Increased 15% VS 2022

IT'S A SELLER'S MARKET

Data base on listings from CRMLS from July 1st to September 30th, 2022 and 2023. Information deemed accurate but not guaranteed.

Hollywood Beach

REAL ESTATE MARKET REPORT



LEONARDO AND ANGELICA,

We still have well-qualified buyers actively searching for their perfect home in your community. If you are thinking of selling, call us today and let us help you sell faster and for more money.

Homes Recently Listed

Status	Bedrooms	Total Baths	Estimated Square Feet*	List Price	DOM
Active	2	2	1,300	\$1,399,000	26
Active	4	2	3,000	\$1,698,000	2
Active	3	3	2,700	\$1,995,000	2
Active	3	3	2,900	\$2,149,000	5
Active	3	3	2,800	\$2,195,000	80
Active	4	3	3,000	\$2,350,000	117
Active	3	3	2,700	\$2,695,000	9
Active	3	3	3,200	\$4,395,000	6
Active	4	4	3,600	\$5,495,000	86

There Is 1 Home Currently Pending.
 Call us today for more information or updates on any Hollywood Beach listings.

Homes Recently Sold

Call us today for more information on any of these listings.

Status	Address	Bedrooms	Total Baths	Estimated Square Feet	List Price	Sold Price	Close of Escrow Date	DOM	SP/LP Ratio	SP/ Sq.Ft.
Sold	3225 Playa Court	3	2	1,790	\$1,549,000	\$1,500,000	09/06/23	111	97%	\$838
Sold	3740 Ocean Drive	3	3	2,761	\$2,399,000	\$2,384,000	09/01/23	30	99%	\$863
Sold	118 W Channel Islands Boulevard	4	4	3,285	\$3,200,000	\$3,075,000	09/01/23	118	96%	\$936
Sold	3421 Sunset Lane	3	3	1,438	\$1,565,000	\$1,575,000	08/22/23	34	101%	\$1095

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