

Unit 13700 SW 14th St # 108D - Suffolk at Century Village (A-O)

13700 SW 14th St # 108D - 13700-13800 SW 14 St, Pembroke Pines, FL, Broward 33027

Unit Information

| | |
|-----------------|--|
| MLS Number: | A11484131 |
| Status: | Active |
| Size: | 1,207 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space,Assigned Parking,Guest Parking |
| View: | |
| List Price: | \$279,000 |
| List PPSF: | \$231 |
| Valuated Price: | \$266,000 |
| Valuated PPSF: | \$220 |

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

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|--|-----|
| Number of units: | 740 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 20 |
| Building inventory for sale: | 2% |
| Number of sales over the last 12 months: | 25 |
| Number of sales over the last 6 months: | 15 |
| Number of sales over the last 3 months: | 6 |

Building Association Information

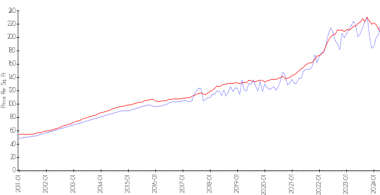
SUFFOLK AT CENTURY VILLAGE
 CONDOMINIUM #II ASSOCIATION, INC.
 13460 SW 10TH STREET SUITE 101
 PEMBROKE PINES, FL 33027

Recent Sales

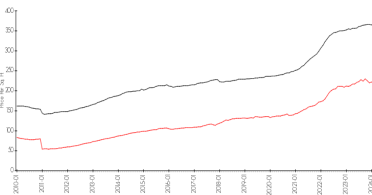
| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 208J | 1,207 sq ft | Apr 2024 | \$335,000 | \$278 |
| 203N | 1,364 sq ft | Apr 2024 | \$215,000 | \$158 |
| 114A | 1,207 sq ft | Apr 2024 | \$277,000 | \$229 |
| 307G | 1,033 sq ft | Mar 2024 | \$195,000 | \$189 |
| 101M | 1,533 sq ft | Mar 2024 | \$285,000 | \$186 |
| 114C | 1,533 sq ft | Mar 2024 | \$285,000 | \$186 |

Market Information

Suffolk at Century Village (A-O) vs Pembroke Pines



Pembroke Pines vs Broward



| | | | |
|-----------------------------------|---------------|-----------------|---------------|
| Suffolk at Century Village (A-O): | \$223/sq. ft. | Pembroke Pines: | \$208/sq. ft. |
| Pembroke Pines: | \$208/sq. ft. | Broward: | \$351/sq. ft. |

Inventory for Sale



| | |
|----------------------------------|----|
| Suffolk at Century Village (A-O) | 3% |
| Pembroke Pines | 3% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|----------------------------------|---------|
| Suffolk at Century Village (A-O) | 50 days |
| Pembroke Pines | 55 days |
| Broward | 67 days |