

# Unit 4001 N University Dr # 103 - Sunrise on the Green (4001-4021)

4001 N University Dr # 103 - 4001 N University Dr, Sunrise, FL, Broward 33351

## Unit Information

MLS Number:	A11498828
Status:	Active
Size:	800 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$180,000
List PPSF:	\$225
Valuated Price:	\$180,000
Valuated PPSF:	\$225

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.

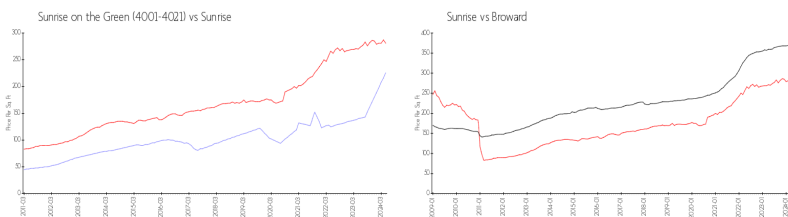
## Building Information

Number of units:	232
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	0%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	6

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	800 sq ft	May 2024	\$127,000	\$159
110	1,200 sq ft	May 2024	\$165,000	\$138
E108	1,200 sq ft	Apr 2024	\$165,000	\$138
20x	1,200 sq ft	Apr 2024	\$165,000	\$138
203	1,200 sq ft	Mar 2024	\$170,000	\$142
107	800 sq ft	Mar 2024	\$120,000	\$150

## Market Information



Sunrise on the Green (4001-4021): \$226/sq. ft.

Sunrise: \$281/sq. ft.

Sunrise: \$281/sq. ft.

Broward: \$350/sq. ft.

## Inventory for Sale

Sunrise on the Green (4001-4021)	1%
Sunrise	3%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Sunrise on the Green (4001-4021)	29 days
Sunrise	59 days
Broward	68 days

