

# Unit 7739 Southampton Ter # 312 - Southampton (A to J)

7739 Southampton Ter # 312 - 7765 Southampton Ter, Tamarac, FL, Broward 33321

## Unit Information

MLS Number: A11517469  
 Status: Active  
 Size: 1,508 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$339,999  
 List PPSF: \$225  
 Valued Price: \$260,000  
 Valued PPSF: \$172

*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.*

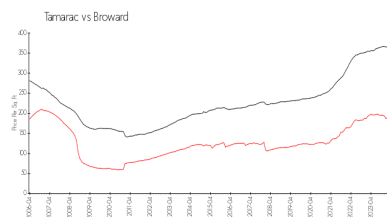
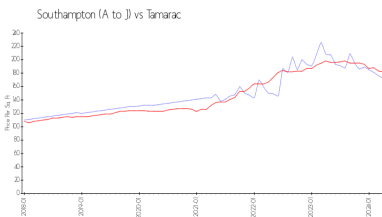
## Building Information

Number of units: 644  
 Number of active listings for rent: 0  
 Number of active listings for sale: 19  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 20  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 4

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,444 sq ft	May 2024	\$240,000	\$166
415	1,257 sq ft	May 2024	\$190,000	\$151
205	1,508 sq ft	Apr 2024	\$325,000	\$216
305	1,444 sq ft	Mar 2024	\$2,375,000	\$1,645
107	1,444 sq ft	Feb 2024	\$300,000	\$208
312	1,508 sq ft	Feb 2024	\$310,000	\$206

## Market Information



Southampton (A to J): \$172/sq. ft.  
 Tamarac: \$182/sq. ft.  
 Broward: \$351/sq. ft.

## Inventory for Sale

Southampton (A to J): 3%  
 Tamarac: 3%  
 Broward: 4%

## Avg. Time to Close Over Last 12 Months

Southampton (A to J): 56 days  
 Tamarac: 56 days  
 Broward: 67 days

