

Unit 7751 Southampton Ter # 309 - Southampton (A to J)

7751 Southampton Ter # 309 - 7765 Southampton Ter, Tamarac, FL, Broward 33321

Unit Information

MLS Number:	F10422178
Status:	Active
Size:	1,275 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Lake
List Price:	\$229,000
List PPSF:	\$180
Valuated Price:	\$209,000
Valuated PPSF:	\$164

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.

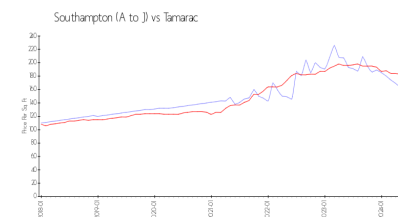
Building Information

Number of units:	644
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	2%
Number of sales over the last 12 months:	22
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	6

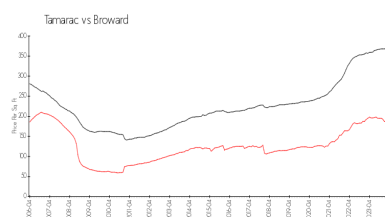
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	1,508 sq ft	May 2024	\$250,000	\$166
311	1,257 sq ft	May 2024	\$218,000	\$173
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

Market Information



Southampton (A to J): \$163/sq. ft.
Tamarac: \$183/sq. ft.



Tamarac: \$183/sq. ft.
Broward: \$350/sq. ft.

Inventory for Sale

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

Avg. Time to Close Over Last 12 Months

Southampton (A to J)	63 days
Tamarac	57 days
Broward	68 days

