

Unit 1638 - Visconti (2 to 17)

1638 - 9022 W Atlantic Blvd, Coral Springs, FL, Broward 33071

Unit Information

MLS Number:	F10432612
Status:	Active
Size:	1,273 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	Pool Area View
List Price:	\$344,998
List PPSF:	\$271
Valuated Price:	\$346,000
Valuated PPSF:	\$272

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:	384
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	2%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

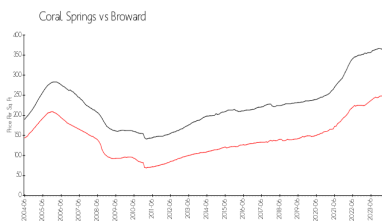
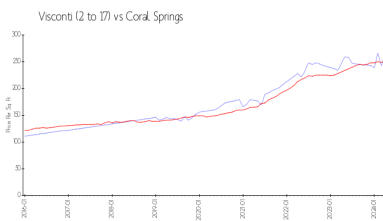
Building Association Information

Visconti Condominium
 Address: 9000 W Atlantic Blvd,
 Coral Springs, FL 33071
 Phone: +1 (954) 796-8888

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1136	986 sq ft	Apr 2024	\$268,000	\$272
521	1,263 sq ft	Mar 2024	\$303,500	\$240
1011	986 sq ft	Feb 2024	\$259,900	\$264
1517	1,263 sq ft	Jan 2024	\$299,950	\$237
1526	1,263 sq ft	Dec 2023	\$300,000	\$238
1025	986 sq ft	Dec 2023	\$250,000	\$254
1613	1,273 sq ft	Dec 2023	\$301,000	\$236

Market Information

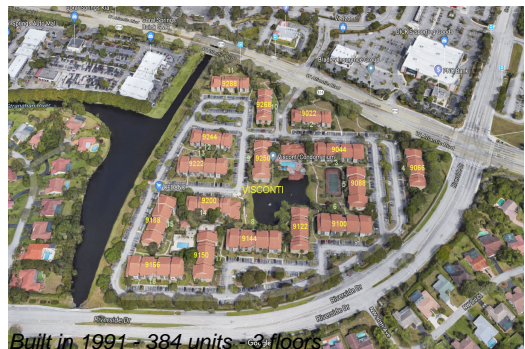


Visconti (2 to 17): \$269/sq. ft.
 Coral Springs: \$250/sq. ft.

Coral Springs: \$250/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Visconti (2 to 17)	2%
Coral Springs	2%
Broward	4%



Avg. Time to Close Over Last 12 Months

Visconti (2 to 17)	45 days
Coral Springs	45 days
Broward	67 days