

# Unit 2509 - Metropica North Tower 1

2509 - 2000 Metropica Wy, sunrise, FL, Broward 33323

## Unit Information

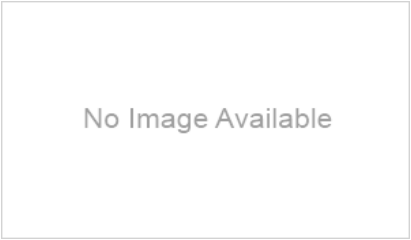
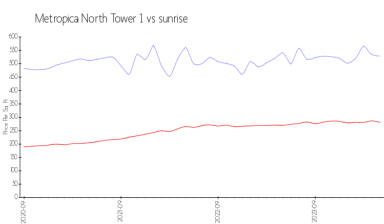
MLS Number:	A11573234
Status:	Active
Size:	0 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	1 Space,Parking Garage,Valet Parking
View:	Other View
Rental Price:	\$4,400
Valuated Price:	\$744,000
Valuated PPSF:	\$574

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:	263
Number of active listings for rent:	0
Number of active listings for sale:	36
Building inventory for sale:	13%
Number of sales over the last 12 months:	29
Number of sales over the last 6 months:	14
Number of sales over the last 3 months:	7

## Market Information



Metropica North Tower 1:	\$529/sq. ft.	sunrise:	\$281/sq. ft.
sunrise:	\$281/sq. ft.	Broward:	\$350/sq. ft.

## Inventory for Sale

Metropica North Tower 1	14%
sunrise	3%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Metropica North Tower 1	128 days
sunrise	59 days
Broward	68 days

