

# Unit 3400 Foxcroft Rd # 107 - Miramar Club (1-6&12)

3400 Foxcroft Rd # 107 - 3252 Foxcroft Rd, Miramar, FL, Broward 33025

## Unit Information

MLS Number:	A11574884
Status:	Active
Size:	820 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$245,000
List PPSF:	\$299
Valuated Price:	\$199,000
Valuated PPSF:	\$243

*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:	340
Number of active listings for rent:	0
Number of active listings for sale:	11
Building inventory for sale:	3%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	3

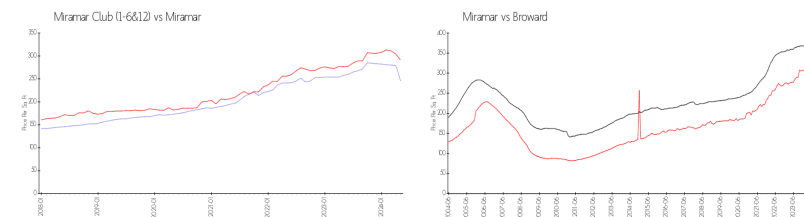
## Building Association Information

Miramar Club Condo  
Address: 3399 Foxcroft Rd,  
Miramar, FL 33025  
Phone: +1 954-442-5666

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
216	770 sq ft	May 2024	\$200,000	\$260
202	1,070 sq ft	May 2024	\$230,000	\$215
110	820 sq ft	Apr 2024	\$226,000	\$276
202	1,070 sq ft	Oct 2023	\$280,000	\$262
205	820 sq ft	Oct 2023	\$250,000	\$305
103	820 sq ft	Oct 2023	\$235,000	\$287

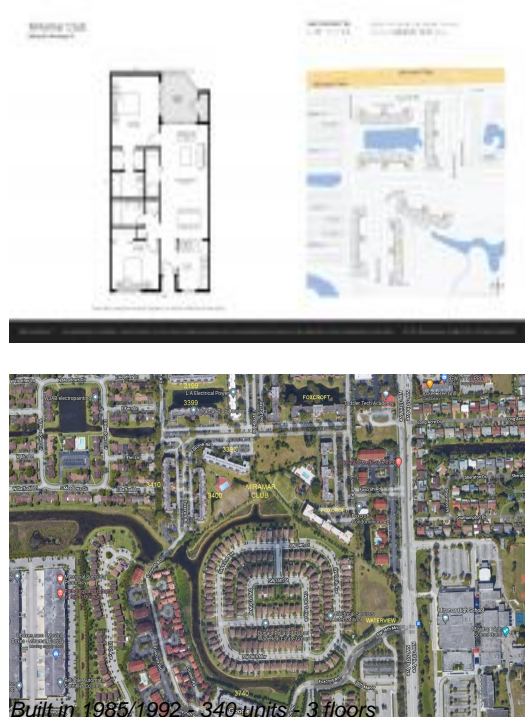
## Market Information



Miramar Club (1-6&12):	\$245/sq. ft.	Miramar:	\$291/sq. ft.
Miramar:	\$291/sq. ft.	Broward:	\$350/sq. ft.

## Inventory for Sale

Miramar Club (1-6&12)	3%
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Miramar	1%
Broward	3%

### **Avg. Time to Close Over Last 12 Months**

Miramar Club (1-6&12)	24 days
Miramar	38 days
Broward	68 days