

# Unit 3410 Foxcroft Rd # 116 - Miramar Club (1-6&12)

3410 Foxcroft Rd # 116 - 3252 Foxcroft Rd, Miramar, FL, Broward 33025

## Unit Information

|                 |                       |
|-----------------|-----------------------|
| MLS Number:     | A11177371             |
| Status:         | Active                |
| Size:           | 770 Sq ft.            |
| Bedrooms:       | 1                     |
| Full Bathrooms: | 1                     |
| Half Bathrooms: | 1                     |
| Parking Spaces: | 1 Space,Guest Parking |
| View:           |                       |
| List Price:     | \$205,000             |
| List PPSF:      | \$266                 |
| Valuated Price: | \$200,000             |
| Valuated PPSF:  | \$260                 |

*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:      | 6   |
| Building inventory for sale:             | 1%  |
| Number of sales over the last 12 months: | 7   |
| Number of sales over the last 6 months:  | 4   |
| Number of sales over the last 3 months:  | 1   |

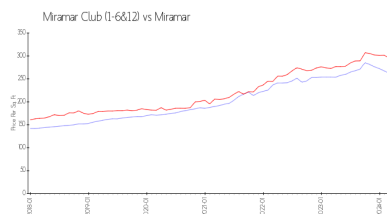
## Building Association Information

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

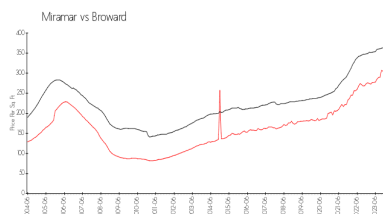
## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 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 |
| 310    | 820 sq ft   | Sep 2023     | \$225,000  | \$274 |

## Market Information



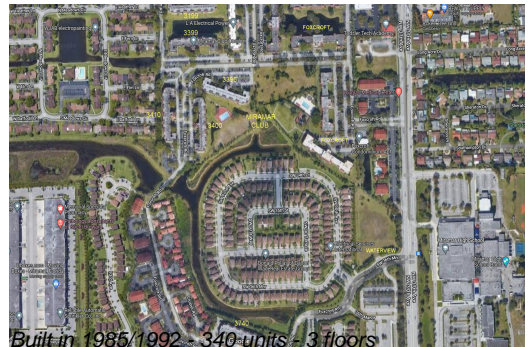
Miramar Club (1-6&12): \$262/sq. ft.  
Miramar: \$295/sq. ft.



Miramar: \$295/sq. ft.  
Broward: \$351/sq. ft.

## Inventory for Sale

|                       |    |
|-----------------------|----|
| Miramar Club (1-6&12) | 2% |
| Miramar               | 1% |



|         |    |
|---------|----|
| Broward | 3% |
|---------|----|

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

|                       |         |
|-----------------------|---------|
| Miramar Club (1-6&12) | 25 days |
| Miramar               | 34 days |
| Broward               | 65 days |