

# Unit 3760 NW 115th Ave # 2-4 - Coral Springs Estate Townhomes

3760 NW 115th Ave # 2-4 - 3750 NW 115 Ave, Coral Springs, FL, Broward 33065

## Unit Information

MLS Number:	A11505943
Status:	Active
Size:	1,440 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking, Guest Parking
View:	
List Price:	\$244,000
List PPSF:	\$169
Valuated Price:	\$194,000
Valuated PPSF:	\$135

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

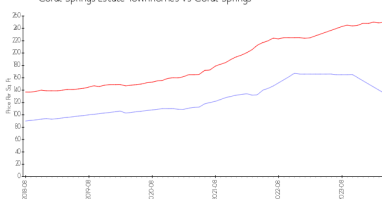
Number of units:	50
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	12%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

## Recent Sales

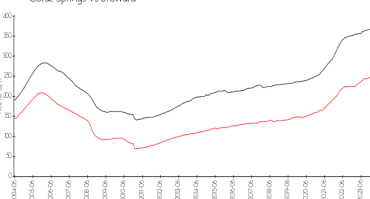
Unit #	Size	Closing Date	Sale Price	PPSF
4-5	1,440 sq ft	May 2024	\$175,000	\$122
6-1	1,440 sq ft	Oct 2023	\$238,000	\$165
Unit 9 Building 3	1,440 sq ft	Jun 2023	\$215,000	\$149

## Market Information

Coral Springs Estate Townhomes vs Coral Springs



Coral Springs vs Broward



Coral Springs Estate Townhomes: \$135/sq. ft.  
Coral Springs: \$250/sq. ft.

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

## Inventory for Sale

Coral Springs Estate Townhomes	12%
Coral Springs	2%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Coral Springs Estate Townhomes	93 days
Coral Springs	45 days
Broward	67 days

