

# Unit 4415 SW 160th Ave # 100 - Courtyards at Nautica

4415 SW 160th Ave # 100 - 4301-4475 SW 160 Ave, Miramar, FL, Broward 33027

## Unit Information

MLS Number: A11512194  
 Status: Active  
 Size: 1,340 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Detached  
 View:  
 List Price: \$415,000  
 List PPSF: \$310  
 Valuated Price: \$409,000  
 Valuated PPSF: \$305

*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: 336  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 16  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 3

## Building Association Information

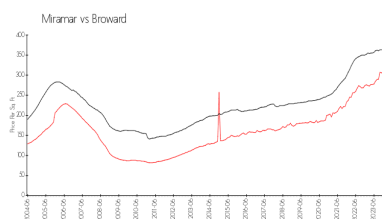
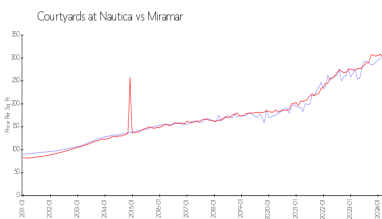
Courtyards At Nautica  
 Condominium Association  
 Address: 4525 SW 160th Ave,  
 Miramar, FL 33027  
 Phone: +1 954-441-2274

<https://www.courtyardsatnautica.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
205	1,205 sq ft	Apr 2024	\$378,000	\$314
203	1,205 sq ft	Apr 2024	\$365,000	\$303
103	1,340 sq ft	Apr 2024	\$410,000	\$306
100	1,340 sq ft	Jan 2024	\$400,000	\$299
209	1,340 sq ft	Dec 2023	\$425,000	\$317

## Market Information



Courtyards at Nautica: \$307/sq. ft.  
 Miramar: \$295/sq. ft.  
 Miramar: \$295/sq. ft.  
 Broward: \$348/sq. ft.



## Inventory for Sale

Courtyards at Nautica	1%
Miramar	1%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Courtyards at Nautica	44 days
Miramar	37 days
Broward	67 days