

Unit 8020 Colony Cir N # 303 - Versailles Gardens

8020 Colony Cir N # 303 - 7825-8060 Fairview Dr, Tamarac, FL, Broward 33321

Unit Information

MLS Number: A11516924
 Status: Active
 Size: 750 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: Assigned Parking, Guest Parking
 View:
 List Price: \$174,999
 List PPSF: \$233
 Valuated Price: \$151,000
 Valuated PPSF: \$201

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: 600
 Number of active listings for rent: 0
 Number of active listings for sale: 12
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 22
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 5

Building Association Information

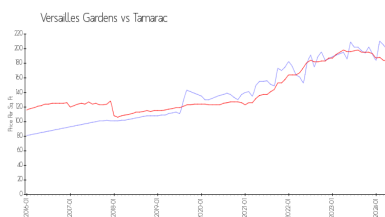
Versailles Gardens Condo Associates
 Address: 8040 Fairview Dr,
 Tamarac, FL 33321
 Phone: +1 (954) 726-9610
 Versailles Gardens
 Condominium Association
 Address: 8040 Fairview Dr
 Tamarac, FL 33321
 Phone: +1 (954) 721-0200

<http://www.versaillesgardens.org/versaillesgardens/>

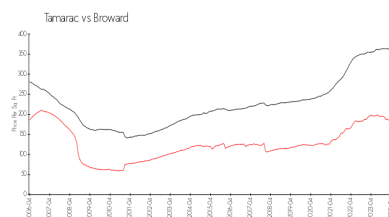
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	750 sq ft	Apr 2024	\$156,000	\$208
305	949 sq ft	Apr 2024	\$180,000	\$190
108	750 sq ft	Apr 2024	\$148,000	\$197
104	750 sq ft	Feb 2024	\$163,500	\$218
201	949 sq ft	Feb 2024	\$190,000	\$200

Market Information



Versailles Gardens: \$199/sq. ft.



Tamarac: \$183/sq. ft.



Tamarac: \$183/sq. ft. Broward: \$348/sq. ft.

Inventory for Sale

Versailles Gardens	2%
Tamarac	3%
Broward	3%

Avg. Time to Close Over Last 12 Months

Versailles Gardens	44 days
Tamarac	55 days
Broward	67 days