

Unit 7120 Ashmont Cir # 205 - Ashmont (Kings Point)

7120 Ashmont Cir # 205 - 7102-7865 Ashmont Cir, Tamarac, FL, Broward 33321

Unit Information

MLS Number:	A11519897
Status:	Active
Size:	827 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking
View:	
List Price:	\$164,900
List PPSF:	\$199
Valuated Price:	\$134,000
Valuated PPSF:	\$162

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:	290
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	2%
Number of sales over the last 12 months:	21
Number of sales over the last 6 months:	14
Number of sales over the last 3 months:	8

Building Association Information

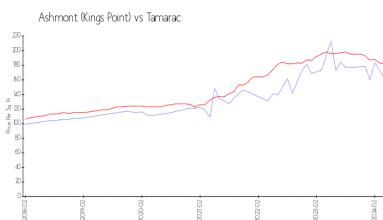
Kings Point in Tamarac
7620 Nob Hill Road, Tamarac,
FL 33321
Tel. (954)726-4120

<http://kingspoint.com/>

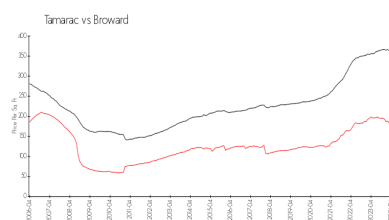
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
211	827 sq ft	May 2024	\$146,500	\$177
105	627 sq ft	Apr 2024	\$115,000	\$183
208	627 sq ft	Apr 2024	\$125,000	\$199
107	1,010 sq ft	Mar 2024	\$207,500	\$205
106	827 sq ft	Mar 2024	\$145,000	\$175
213	827 sq ft	Mar 2024	\$162,000	\$196

Market Information



Ashmont (Kings Point): \$162/sq. ft.
Tamarac: \$182/sq. ft.



Tamarac: \$182/sq. ft.
Broward: \$351/sq. ft.



Inventory for Sale

Ashmont (Kings Point)	2%
Tamarac	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Ashmont (Kings Point)	51 days
Tamarac	56 days
Broward	67 days