

Unit 3905 N Nob Hill Rd # 106 - Sunrise Island 1-2-3

3905 N Nob Hill Rd # 106 - 3905 N Nob Hill Rd, Sunrise, FL, Broward 33351

Unit Information

MLS Number: A11521179
 Status: Active
 Size: 0 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Guest Parking
 View:
 List Price: \$179,000
 Valuated Price: \$170,000
 Valuated PPSF: \$192

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: 185
 Number of active listings for rent: 0
 Number of active listings for sale: 9
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

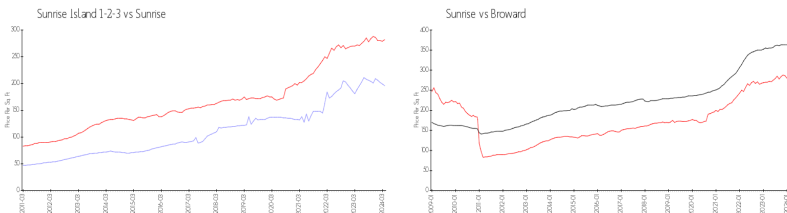
Building Association Information

Sunrise Island Condo Association
 3955 N Nob Hill Rd
 Sunrise, FL 33351
 Phone number (954) 742-3035

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
210	1,074 sq ft	Apr 2024	\$205,000	\$191
203	1,074 sq ft	Feb 2024	\$200,000	\$186
106	1,074 sq ft	Dec 2023	\$220,000	\$205
105	1,074 sq ft	Oct 2023	\$245,900	\$229
403	1,074 sq ft	Sep 2023	\$230,000	\$214

Market Information

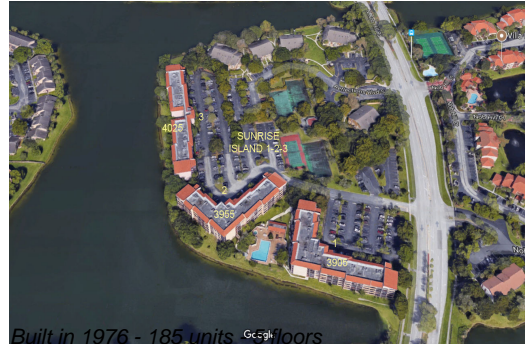


Sunrise Island 1-2-3: \$196/sq. ft.
 Sunrise: \$282/sq. ft.

Sunrise: \$282/sq. ft.
 Broward: \$348/sq. ft.

Inventory for Sale

Sunrise Island 1-2-3: 5%
 Sunrise: 3%
 Broward: 3%



Avg. Time to Close Over Last 12 Months

Sunrise Island 1-2-3	33 days
Sunrise	55 days
Broward	66 days