

Unit 2328 - Isles at Lago Mar

2328 - 417-13090 Vista Isles Dr, Sunrise, FL, Broward 33325

Unit Information

MLS Number: A11539171
 Status: Active
 Size: 1,065 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned
 Parking,Detached,Guest Parking
 View:
 List Price: \$305,000
 List PPSF: \$286
 Valuated Price: \$279,000
 Valuated PPSF: \$262

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: 367
 Number of active listings for rent: 0
 Number of active listings for sale: 5
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 19
 Number of sales over the last 6 months: 12
 Number of sales over the last 3 months: 6

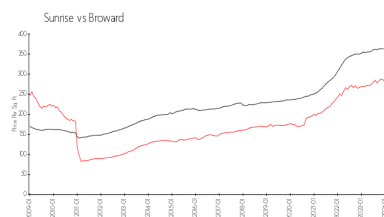
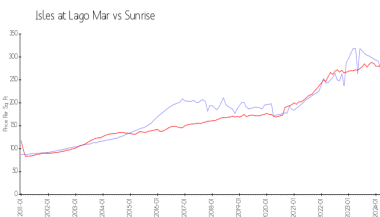
Building Association Information

Isles At Lago Mar
 Condominium Association, Inc
 673 Vista Isle Drive
 Plantation, FL 33325
 Phone: (954) 916-1222

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 913 | 965 sq ft | Mar 2024 | \$254,000 | \$263 |
| 1514 | 743 sq ft | Mar 2024 | \$225,750 | \$304 |
| 1526 | 743 sq ft | Mar 2024 | \$249,000 | \$335 |
| 1324 | 743 sq ft | Feb 2024 | \$235,000 | \$316 |
| 1512 | 1,065 sq ft | Feb 2024 | \$290,000 | \$272 |
| 326 | 743 sq ft | Feb 2024 | \$230,000 | \$310 |

Market Information



Isles at Lago Mar: \$260/sq. ft.
 Sunrise: \$282/sq. ft.

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

Inventory for Sale

Isles at Lago Mar: 1%
 Sunrise: 3%



Broward

3%

Avg. Time to Close Over Last 12 Months

Isles at Lago Mar

42 days

Sunrise

55 days

Broward

66 days