

# Unit 107 - Artesia Villa Biarritz

107 - 2900 NW 125 Ave, Sunrise, FL, Broward 33323

## Unit Information

MLS Number: A11546519  
 Status: Active Under Contract  
 Size: 1,753 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces  
 View:  
 List Price: \$470,000  
 List PPSF: \$268  
 Valuated Price: \$519,000  
 Valuated PPSF: \$296

*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: 66  
 Number of active listings for rent: 0  
 Number of active listings for sale: 0  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 0

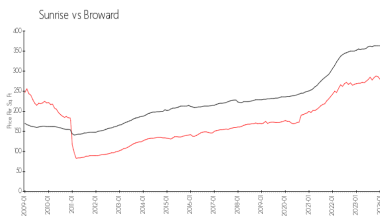
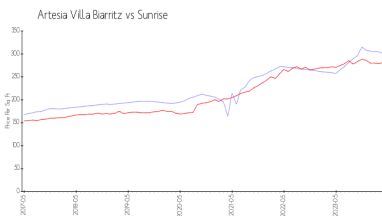
## Building Association Information

Artesia Master Association Inc  
 12550 NW 29th Mnr  
 Sunrise, FL 33323  
 (954) 514-1045

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3-414	1,309 sq ft	Jan 2024	\$385,000	\$294
3-419	1,159 sq ft	Dec 2023	\$362,000	\$312
3-416	1,719 sq ft	Nov 2023	\$520,000	\$303
3-411	1,159 sq ft	Nov 2023	\$390,000	\$336
3-108	2,025 sq ft	Jul 2023	\$487,500	\$241

## Market Information



Artesia Villa Biarritz: \$301/sq. ft.  
 Sunrise: \$282/sq. ft.

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 Broward: \$348/sq. ft.

## Inventory for Sale

Artesia Villa Biarritz: 0%  
 Sunrise: 3%  
 Broward: 3%



## **Avg. Time to Close Over Last 12 Months**

Artesia Villa Biarritz	19 days
Sunrise	55 days
Broward	66 days