

Unit 7380 N Devon Dr # 307 - Devon (Kings Point)

7380 N Devon Dr # 307 - 7320-7540 N Devon Dr, Tamarac, FL, Broward 33321

Unit Information

MLS Number: A11550392
 Status: Active
 Size: 1,228 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Guest Parking
 View:
 List Price: \$285,000
 List PPSF: \$232
 Valuated Price: \$204,000
 Valuated PPSF: \$166

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: 325
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 27
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 2

Building Association Information

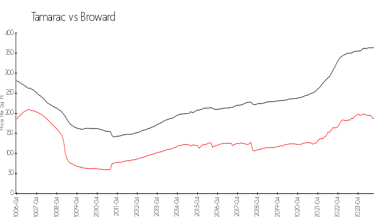
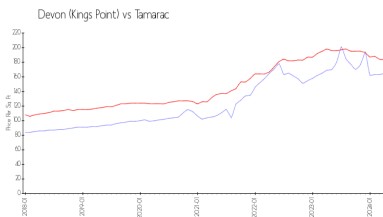
Kings Point
 7620 Nob Hill Road, Tamarac,
 FL 33321
 Tel. (954)726-4120

<http://kingspoint.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
110		Apr 2024	\$165,000	
7212	1,292 sq ft	Apr 2024	\$260,000	\$201
208	1,300 sq ft	Jan 2024	\$215,000	\$165
105	1,228 sq ft	Jan 2024	\$200,000	\$163
104	1,238 sq ft	Jan 2024	\$180,000	\$145

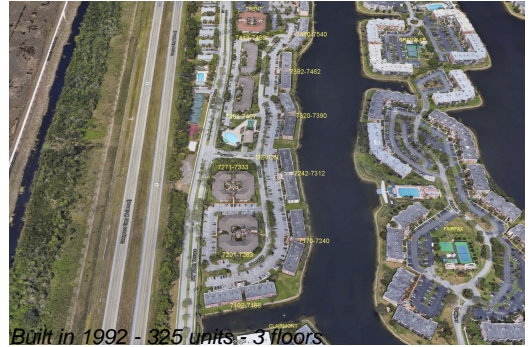
Market Information



Devon (Kings Point): \$165/sq. ft.
 Tamarac: \$183/sq. ft.

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 Broward: \$348/sq. ft.

Inventory for Sale



Devon (Kings Point)	2%
Tamarac	3%
Broward	3%

Avg. Time to Close Over Last 12 Months

Devon (Kings Point)	41 days
Tamarac	55 days
Broward	66 days