

Unit 2305 - Tao North

2305 - 2641 N Flamingo Rd, Sunrise, FL, Broward 33323

Unit Information

MLS Number:	A11552447
Status:	Active
Size:	1,350 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Covered Parking
View:	
Rental Price:	\$3,650
List PPSF:	\$3
Valuated Price:	\$390,000
Valuated PPSF:	\$289

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.

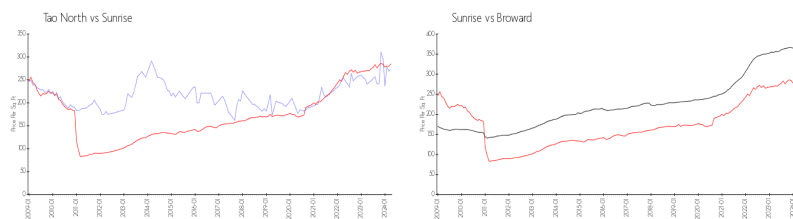
Building Information

Number of units:	198
Number of active listings for rent:	5
Number of active listings for sale:	11
Building inventory for sale:	5%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	5

Building Association Information

Tao Condominium
(954) 837-0550

Market Information



Tao North:	\$273/sq. ft.	Sunrise:	\$285/sq. ft.
Sunrise:	\$285/sq. ft.	Broward:	\$351/sq. ft.

Inventory for Sale

Tao North	6%
Sunrise	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Tao North	91 days
Sunrise	56 days
Broward	67 days

