

# Unit 13250 SW 7th Ct # 412L - Kingsley at Century Village

13250 SW 7th Ct # 412L - 13155-13255 SW 7 Ct, Pembroke Pines, FL, Broward 33027

## Unit Information

MLS Number: A11553112  
 Status: Active  
 Size: 953 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Guest Parking  
 View:  
 List Price: \$194,921  
 List PPSF: \$205  
 Valuated Price: \$180,000  
 Valuated PPSF: \$189

*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: 728  
 Number of active listings for rent: 0  
 Number of active listings for sale: 23  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 28  
 Number of sales over the last 6 months: 12  
 Number of sales over the last 3 months: 3

## Building Association Information

Century Village Pembroke Pines  
 13800 SW 5th Ct,  
 Pembroke Pines, FL 33027  
 (954) 431-2137

## Recent Sales

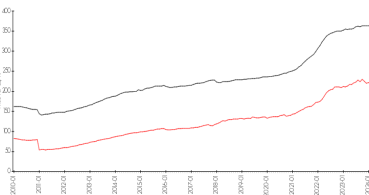
Unit #	Size	Closing Date	Sale Price	PPSF
406K	953 sq ft	Apr 2024	\$180,000	\$189
312D	953 sq ft	Mar 2024	\$170,000	\$178
401D	1,166 sq ft	Feb 2024	\$198,000	\$170
305C	953 sq ft	Jan 2024	\$215,000	\$226
313E	1,044 sq ft	Jan 2024	\$200,000	\$192

## Market Information

Kingsley at Century Village vs Pembroke Pines



Pembroke Pines vs Broward



Kingsley at Century Village: \$186/sq. ft.  
 Pembroke Pines: \$209/sq. ft.

Pembroke Pines: \$209/sq. ft.  
 Broward: \$348/sq. ft.

## Inventory for Sale

Kingsley at Century Village 3%



Pembroke Pines	3%
Broward	3%

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

Kingsley at Century Village	57 days
Pembroke Pines	54 days
Broward	67 days