

# Unit 2701 Riverside Dr # 502-B - Coral Springs Tower Club 2 (A&B)

2701 Riverside Dr # 502-B - 2701 Riverside Dr, Coral Springs, FL, Broward 33065

## Unit Information

MLS Number: A11574771  
 Status: Pending  
 Size: 468 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Assigned Parking  
 View:  
 List Price: \$154,900  
 List PPSF: \$331  
 Valuated Price: \$118,000  
 Valuated PPSF: \$252

*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: 170  
 Number of active listings for rent: 0  
 Number of active listings for sale: 1  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

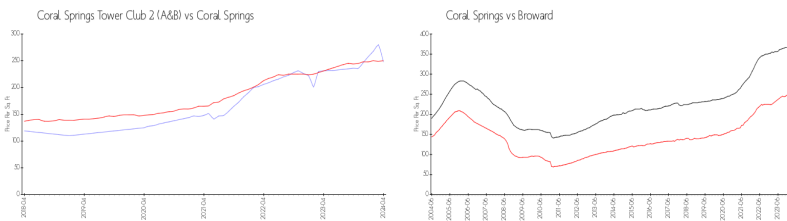
## Building Association Information

Coral Springs Tower Club II  
 Address: 2701 Riverside Dr,  
 Coral Springs, FL 33065  
 Phone: +1 954-345-3496

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
302-A	468 sq ft	Apr 2024	\$116,000	\$248
504-A	619 sq ft	Nov 2023	\$141,000	\$228
410	541 sq ft	Nov 2023	\$129,000	\$238

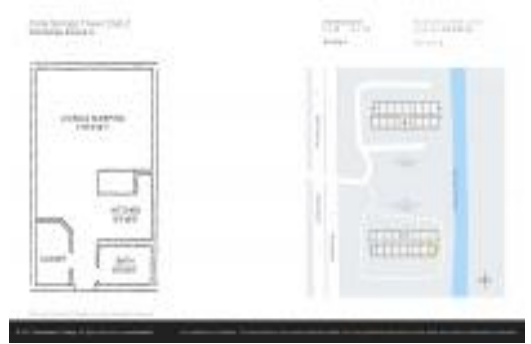
## Market Information



Coral Springs Tower Club 2 (A&B): \$248/sq. ft.  
 Coral Springs: \$250/sq. ft.  
 Coral Springs: \$250/sq. ft.  
 Broward: \$353/sq. ft.

## Inventory for Sale

Coral Springs Tower Club 2 (A&B) 1%  
 Coral Springs 2%  
 Broward 4%



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

Coral Springs Tower Club 2 (A&B)	52 days
Coral Springs	45 days
Broward	68 days