

Unit 17-201 - Windmill Lakes

17-201 - 301-465 SW 86 Ave, Pembroke Pines, FL, Broward 33025

Unit Information

MLS Number: A11589697
 Status: Active
 Size: 770 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$250,000
 List PPSF: \$325
 Valuated Price: \$206,000
 Valuated PPSF: \$268

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: 264
 Number of active listings for rent: 0
 Number of active listings for sale: 7
 Building inventory for sale: 2%
 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: 1

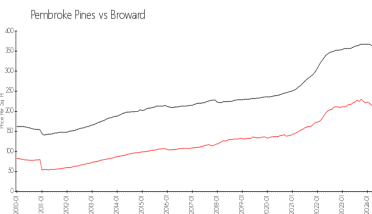
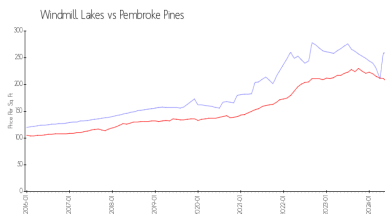
Building Association Information

Windmill Lakes Apartments
 Address: 450 SW 88th Terrace,
 Pembroke Pines, FL 33025
 Phone: +1 (954) 447-4665

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
106	985 sq ft	May 2024	\$260,000	\$264
107	945 sq ft	Apr 2024	\$193,000	\$204
206	720 sq ft	Mar 2024	\$220,000	\$306
101	945 sq ft	Feb 2024	\$220,000	\$233
203	720 sq ft	Nov 2023	\$210,000	\$292
201	945 sq ft	Nov 2023	\$265,000	\$280

Market Information



Windmill Lakes: \$259/sq. ft.
 Pembroke Pines: \$205/sq. ft.

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 Broward: \$349/sq. ft.

Inventory for Sale

Windmill Lakes 3%
 Pembroke Pines 3%
 Broward 4%



Avg. Time to Close Over Last 12 Months

Windmill Lakes	47 days
Pembroke Pines	58 days
Broward	70 days