

# Unit 369 - Environ 1-8 phase 2

369 - 7080 Environ Blvd, Lauderhill, FL, Broward 33319

## Unit Information

|                 |  |
|-----------------|--|
| MLS Number:     | A11601694                              |
| Status:         | Active                                 |
| Size:           | 1,100 Sq ft.                           |
| Bedrooms:       | 2                                      |
| Full Bathrooms: | 2                                      |
| Half Bathrooms: |  |
| Parking Spaces: | 1 Space,Assigned Parking,Guest Parking |
| View:           |  |
| List Price:     | \$129,000                              |
| List PPSF:      | \$117                                  |
| Valuated Price: | \$129,000                              |
| Valuated PPSF:  | \$117                                  |

*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:                         | 408 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 23  |
| Building inventory for sale:             | 5%  |
| Number of sales over the last 12 months: | 14  |
| Number of sales over the last 6 months:  | 4   |
| Number of sales over the last 3 months:  | 2   |

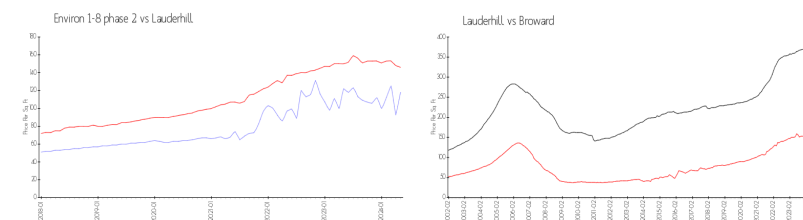
## Building Association Information

Environ Condominium Phase II  
Address: 3721 Environ Blvd,  
Lauderhill, FL 33319,  
Phone: +1 954-484-9580

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 349    | 1,060 sq ft | Jun 2024     | \$135,000  | \$127 |
| 556    | 1,483 sq ft | Apr 2024     | \$140,000  | \$94  |
| 265    | 1,100 sq ft | Mar 2024     | \$135,000  | \$123 |
| 665    | 1,100 sq ft | Jan 2024     | \$112,000  | \$102 |
| 252    | 1,296 sq ft | Dec 2023     | \$117,000  | \$90  |

## Market Information



Environ 1-8 phase 2: \$118/sq. ft.  
Lauderhill: \$146/sq. ft.

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Broward: \$351/sq. ft.

## Inventory for Sale

|                     |    |
|---------------------|----|
| Environ 1-8 phase 2 | 6% |
| Lauderhill          | 5% |
| Broward             | 4% |



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

|                     |          |
|---------------------|----------|
| Environ 1-8 phase 2 | 155 days |
| Lauderhill          | 75 days  |
| Broward             | 69 days  |