

# Unit 7739 Southampton Ter # 415 - Southampton (A to J)

7739 Southampton Ter # 415 - 7765 Southampton Ter, Tamarac, FL, Broward 33321

## Unit Information

MLS Number:	A11614571
Status:	Active
Size:	1,508 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking, Guest Parking
View:	
List Price:	\$299,900
List PPSF:	\$199
Valuated Price:	\$273,000
Valuated PPSF:	\$181

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.

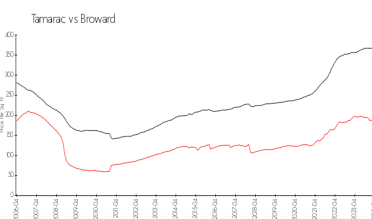
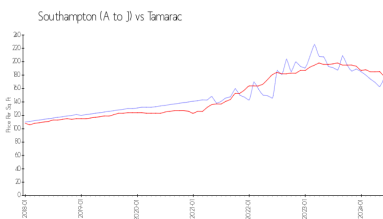
## Building Information

Number of units:	644
Number of active listings for rent:	0
Number of active listings for sale:	15
Building inventory for sale:	2%
Number of sales over the last 12 months:	23
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	7

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
211	1,705 sq ft	Jun 2024	\$330,000	\$194
206	1,275 sq ft	Jun 2024	\$230,000	\$180
304	1,444 sq ft	Jun 2024	\$230,000	\$159
212	1,508 sq ft	May 2024	\$250,000	\$166
311	1,257 sq ft	May 2024	\$218,000	\$173
104	1,444 sq ft	May 2024	\$240,000	\$166
415	1,257 sq ft	May 2024	\$190,000	\$151

## Market Information



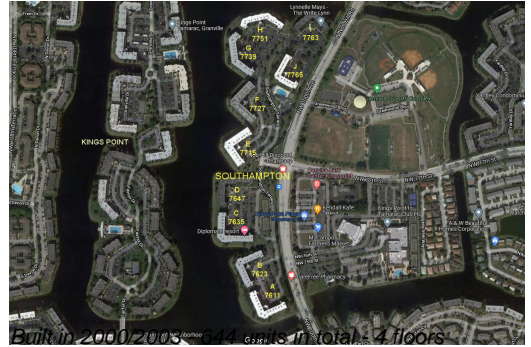
Southampton (A to J):	\$178/sq. ft.	Tamarac:	\$177/sq. ft.
Tamarac:	\$177/sq. ft.	Broward:	\$349/sq. ft.

## Inventory for Sale

Southampton (A to J)	2%
Tamarac	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Southampton (A to J)	60 days
Tamarac	61 days



Broward

70 days