

# Unit 8060 N Nob Hill Rd # 105 - El Ad Nob Hill

8060 N Nob Hill Rd # 105 - 7910-8070 N Nob Hill Rd, Tamarac, FL, Broward 33321

## Unit Information

MLS Number: A11622480  
 Status: Pending  
 Size: 981 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View: Other View  
 Rental Price: \$2,150  
 List PPSF: \$2  
 Valuated Price: \$269,000  
 Valuated PPSF: \$274

*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.*

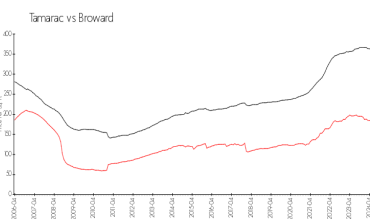
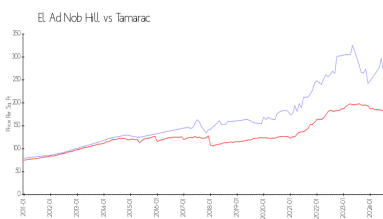
## Building Information

Number of units: 300  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 4

## Building Association Information

El-Ad Nob Hill  
 Condominium Association, Inc  
 7124 North Nob Hill Road  
 Tamarac, FL 33321  
 Phone: (954) 726-7721

## Market Information



El Ad Nob Hill: \$276/sq. ft.  
 Tamarac: \$180/sq. ft.

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 Broward: \$346/sq. ft.

## Inventory for Sale

El Ad Nob Hill 1%  
 Tamarac 3%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months

El Ad Nob Hill 53 days  
 Tamarac 64 days  
 Broward 72 days

