

# Unit 1001 SW 141st Ave # 307K - Suffolk at Century Village (A-O)

1001 SW 141st Ave # 307K - 13700-13800 SW 14 St, Pembroke Pines, FL, Broward 33027

## Unit Information

MLS Number:	A11627075
Status:	Active Under Contract
Size:	1,207 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$305,000
List PPSF:	\$253
Valuated Price:	\$189,000
Valuated PPSF:	\$157

*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:	740
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:	25
Number of sales over the last 6 months:	12
Number of sales over the last 3 months:	8

## Building Association Information

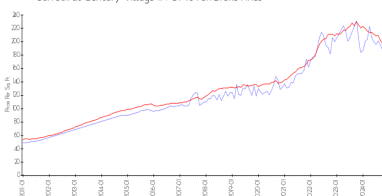
SUFFOLK AT CENTURY VILLAGE  
CONDOMINIUM #II ASSOCIATION, INC.  
13460 SW 10TH STREET SUITE 101  
PEMBROKE PINES, FL 33027

## Recent Sales

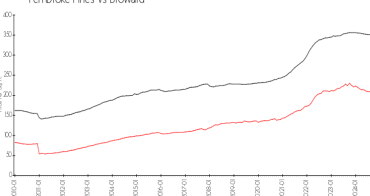
Unit #	Size	Closing Date	Sale Price	PPSF
412B	1,533 sq ft	Dec 2024	\$328,000	\$214
105O	1,207 sq ft	Dec 2024	\$230,000	\$191
103M	1,364 sq ft	Dec 2024	\$210,000	\$154
210G		Dec 2024	\$26,800	
406B	1,033 sq ft	Dec 2024	\$229,000	\$222
403C	1,207 sq ft	Dec 2024	\$230,000	\$191

## Market Information

Suffolk at Century Village (A-O) vs Pembroke Pines



Pembroke Pines vs Broward



Suffolk at Century Village (A-O): \$156/sq. ft.  
Pembroke Pines: \$199/sq. ft.

Pembroke Pines: \$199/sq. ft.  
Broward: \$334/sq. ft.

## Inventory for Sale

Suffolk at Century Village (A-O)	2%
Pembroke Pines	4%
Broward	5%



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

Suffolk at Century Village (A-O)	80 days
Pembroke Pines	67 days
Broward	76 days