

Unit 6090 N Sabal Palm Blvd # 208 - Lakes of Carriage Hills 1 to 12

6090 N Sabal Palm Blvd # 208 - 6080 N Sabal Palm Blvd, Tamarac, FL, Broward 33319

Unit Information

MLS Number:	A11636117
Status:	Expired
Size:	1,000 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$169,900
List PPSF:	\$170
Valuated Price:	\$147,000
Valuated PPSF:	\$147

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:	520
Number of active listings for rent:	0
Number of active listings for sale:	34
Building inventory for sale:	6%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	5

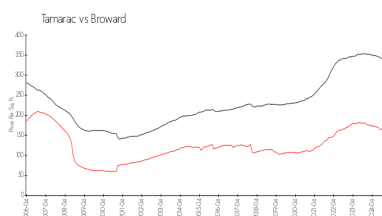
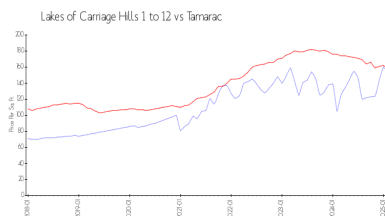
Building Association Information

Lakes of Carriage Hills
Address: 4985 E Sabal Palm Blvd,
Tamarac, FL 33319
Phone: +1 954-968-2340

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
214	1,270 sq ft	Apr 2025	\$125,000	\$98
108	1,000 sq ft	Mar 2025	\$185,000	\$185
206	1,270 sq ft	Mar 2025	\$135,000	\$106
303	1,270 sq ft	Jan 2025	\$260,000	\$205
209	1,270 sq ft	Jan 2025	\$147,500	\$116

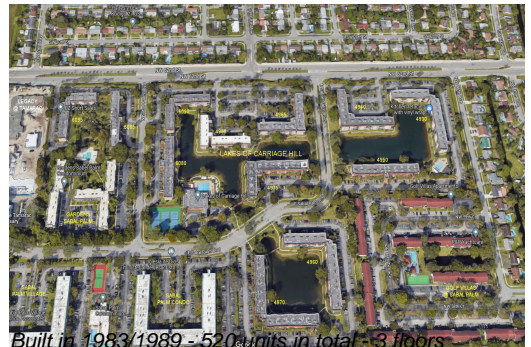
Market Information



Lakes of Carriage Hills 1 to 12:	\$147/sq. ft.	Tamarac:	\$150/sq. ft.
Tamarac:	\$150/sq. ft.	Broward:	\$324/sq. ft.

Inventory for Sale

Lakes of Carriage Hills 1 to 12	7%
Tamarac	4%
Broward	5%



Avg. Time to Close Over Last 12 Months

Lakes of Carriage Hills 1 to 12	53 days
Tamarac	79 days
Broward	83 days