

Unit 108 - Lake Emerald 4

108 - 105 Lake Emerald Dr, Oakland Park, FL, Broward 33309

Unit Information

MLS Number: A11650429
 Status: Active
 Size: 990 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View:
 List Price: \$160,000
 List PPSF: \$162
 Valuated Price: \$152,000
 Valuated PPSF: \$154

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: 106
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

Building Association Information

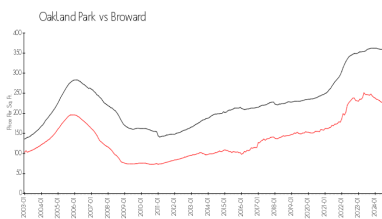
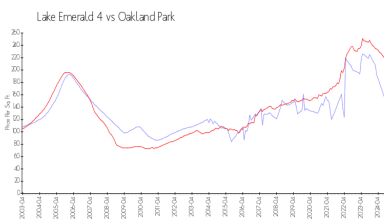
Lake Emerald
 954 - 484 - 1786

<http://www.lakeemerald.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
508	990 sq ft	Nov 2024	\$197,000	\$199
615	1,300 sq ft	Jul 2024	\$205,000	\$158
411	1,250 sq ft	Jun 2024	\$160,000	\$128
506	1,250 sq ft	Mar 2024	\$250,000	\$200

Market Information



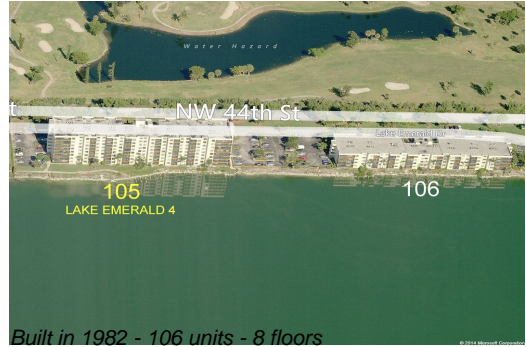
Lake Emerald 4: \$153/sq. ft.
 Oakland Park: \$220/sq. ft.
 Oakland Park: \$220/sq. ft.
 Broward: \$339/sq. ft.

Inventory for Sale

Lake Emerald 4: 2%
 Oakland Park: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months

Lake Emerald 4: 96 days



Oakland Park
Broward

64 days
74 days