

# Unit 1422 - Visconti (2 to 17)

1422 - 9022 W Atlantic Blvd, Coral Springs, FL, Broward 33071

## Unit Information

MLS Number: A11655110  
 Status: Active  
 Size: 986 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$265,000  
 List PPSF: \$269  
 Valuated Price: \$227,000  
 Valuated PPSF: \$230

*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: 384  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 14  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 3

## Building Association Information

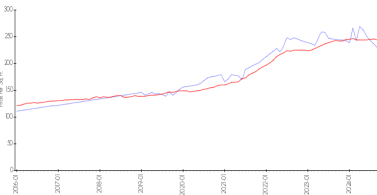
Visconti Condominium  
 Address: 9000 W Atlantic Blvd,  
 Coral Springs, FL 33071  
 Phone: +1 (954) 796-8888

## Recent Sales

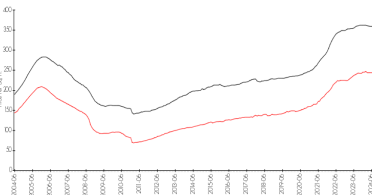
Unit #	Size	Closing Date	Sale Price	PPSF
1731	1,263 sq ft	Nov 2024	\$299,000	\$237
527	1,263 sq ft	Nov 2024	\$295,000	\$234
1635	1,273 sq ft	Sep 2024	\$290,000	\$228
1334	1,263 sq ft	Jul 2024	\$260,000	\$206
1138	986 sq ft	Jun 2024	\$257,000	\$261
1413	986 sq ft	Jun 2024	\$225,000	\$228
1135	986 sq ft	Jun 2024	\$270,000	\$274

## Market Information

Visconti (2 to 17) vs Coral Springs



Coral Springs vs Broward



Visconti (2 to 17): \$230/sq. ft.  
 Coral Springs: \$244/sq. ft.

Coral Springs: \$244/sq. ft.  
 Broward: \$339/sq. ft.

## Inventory for Sale

Visconti (2 to 17) 2%  
 Coral Springs 2%  
 Broward 4%

## Avg. Time to Close Over Last 12 Months



Visconti (2 to 17)  
Coral Springs  
Broward

50 days  
47 days  
75 days