

# Unit 800 SW 142nd Ave # 401N - Suffolk at Century Village (A-O)

800 SW 142nd Ave # 401N - 13700-13800 SW 14 St, Pembroke Pines, FL, Broward 33027

## Unit Information

MLS Number:	A11658195
Status:	Active
Size:	1,533 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$355,000
List PPSF:	\$232
Valuated Price:	\$303,000
Valuated PPSF:	\$198

*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:	16
Building inventory for sale:	2%
Number of sales over the last 12 months:	21
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	4

## Building Association Information

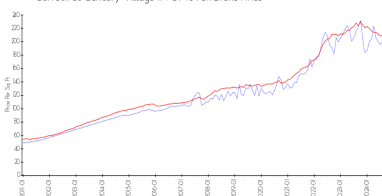
SUFFOLK AT CENTURY VILLAGE  
CONDOMINIUM #II ASSOCIATION, INC.  
13460 SW 10TH STREET SUITE 101  
PEMBROKE PINES, FL 33027

## Recent Sales

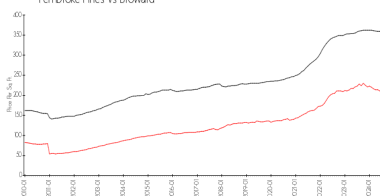
Unit #	Size	Closing Date	Sale Price	PPSF
406B	1,033 sq ft	Dec 2024	\$229,000	\$222
302 H	1,207 sq ft	Nov 2024	\$175,000	\$145
202H	1,207 sq ft	Oct 2024	\$225,000	\$186
302A	1,207 sq ft	Sep 2024	\$350,000	\$290
407F	1,207 sq ft	Aug 2024	\$240,000	\$199
108D	1,207 sq ft	Aug 2024	\$245,000	\$203

## Market Information

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



Pembroke Pines vs Broward



Suffolk at Century Village (A-O): \$195/sq. ft.  
Pembroke Pines: \$197/sq. ft.

Pembroke Pines: \$197/sq. ft.  
Broward: \$339/sq. ft.

## Inventory for Sale

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



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

Suffolk at Century Village (A-O)	70 days
Pembroke Pines	65 days
Broward	75 days