

# Unit 33-210 - Hollybrook Golf & Tennis Club 24-52

33-210 - 150-350 S Hollybrook Ter, Pembroke Pines, FL, Broward 33025

## Unit Information

MLS Number: A11670340  
 Status: Active  
 Size: 1,170 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 2  
 Parking Spaces: 2 Or More Spaces, Additional Spaces Available, Assigned Parking

View:  
 List Price: \$250,000  
 List PPSF: \$214  
 Valuated Price: \$158,000  
 Valuated PPSF: \$135

*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: 742  
 Number of active listings for rent: 0  
 Number of active listings for sale: 36  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 25  
 Number of sales over the last 6 months: 9  
 Number of sales over the last 3 months: 5

## Building Association Information

Hollybrook Golf and Tennis Club  
 Address: 900 Hollybrook Dr,  
 Pembroke Pines, FL 33025,  
 Phone: +1 954-431-0600

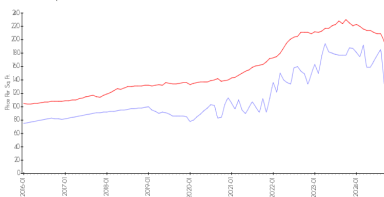
<http://www.hollybrook.com/>

## Recent Sales

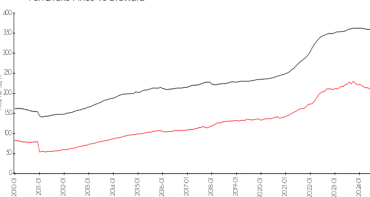
Unit #	Size	Closing Date	Sale Price	PPSF
201	1,170 sq ft	Nov 2024	\$150,000	\$128
109	1,170 sq ft	Nov 2024	\$250,000	\$214
106	900 sq ft	Sep 2024	\$85,000	\$94
307	1,459 sq ft	Sep 2024	\$250,000	\$171
308	1,550 sq ft	Aug 2024	\$290,000	\$187
105	900 sq ft	Aug 2024	\$205,000	\$228

## Market Information

Hollybrook Golf & Tennis Club 24-52 vs Pembroke Pines

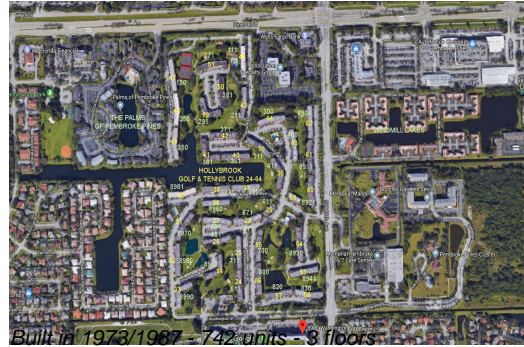


Pembroke Pines vs Broward



Hollybrook Golf & Tennis Club 24-52:	\$135/sq. ft.	Pembroke Pines:	\$197/sq. ft.
Pembroke Pines:	\$197/sq. ft.	Broward:	\$339/sq. ft.

## Inventory for Sale



Hollybrook Golf & Tennis Club 24-52	5%
Pembroke Pines	4%
Broward	4%

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

Hollybrook Golf & Tennis Club 24-52	85 days
Pembroke Pines	66 days
Broward	74 days