

# Unit 3396 Foxcroft Rd # 305 - Miramar Club (1-6&12)

3396 Foxcroft Rd # 305 - 3252 Foxcroft Rd, Miramar, FL, Broward 33025

## Unit Information

MLS Number: A11680650  
 Status: Active  
 Size: 820 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$210,000  
 List PPSF: \$256  
 Valuated Price: \$196,000  
 Valuated PPSF: \$239

*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: 340  
 Number of active listings for rent: 0  
 Number of active listings for sale: 14  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

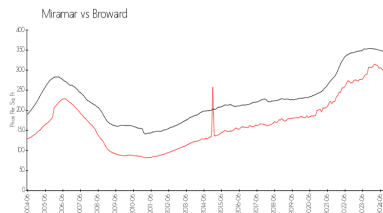
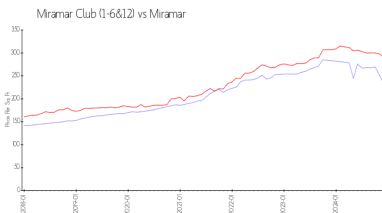
## Building Association Information

Miramar Club Condo  
 Address: 3399 Foxcroft Rd,  
 Miramar, FL 33025  
 Phone: +1 954-442-5666

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
106	820 sq ft	Oct 2024	\$217,500	\$265
101	770 sq ft	Jul 2024	\$182,000	\$236
308	820 sq ft	Jun 2024	\$235,000	\$287
304	820 sq ft	Jun 2024	\$222,000	\$271
216	770 sq ft	May 2024	\$200,000	\$260
202	1,070 sq ft	May 2024	\$230,000	\$215

## Market Information



Miramar Club (1-6&12): \$237/sq. ft.  
 Miramar: \$291/sq. ft.

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 Broward: \$334/sq. ft.

## Inventory for Sale

Miramar Club (1-6&12) 4%  
 Miramar 2%  
 Broward 5%



## Avg. Time to Close Over Last 12 Months

Miramar Club (1-6&12)	25 days
Miramar	52 days
Broward	78 days