

Unit 2604 Nassau Bnd # F2 - Nassau Village

2604 Nassau Bnd # F2 - 2601 Nassau Bend, Coconut Creek, FL, Broward 33066

Unit Information

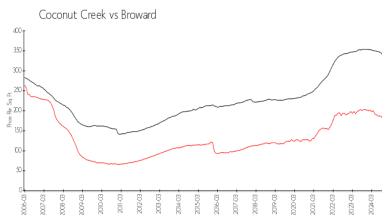
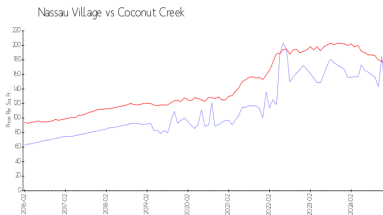
MLS Number: A11690149
 Status: Active
 Size: 962 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View: Garden View
 Rental Price: \$1,800
 List PPSF: \$2
 Valuated Price: \$137,000
 Valuated PPSF: \$142

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: 276
 Number of active listings for rent: 0
 Number of active listings for sale: 14
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 1

Market Information



Nassau Village: \$142/sq. ft.
 Coconut Creek: \$177/sq. ft.

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 Broward: \$334/sq. ft.

Inventory for Sale

Nassau Village 5%
 Coconut Creek 4%
 Broward 5%

Avg. Time to Close Over Last 12 Months

Nassau Village 137 days
 Coconut Creek 72 days
 Broward 78 days

