

Unit 7741 Ashmont Cir # 206 - Ashmont (Kings Point)

7741 Ashmont Cir # 206 - 7102-7865 Ashmont Cir, Tamarac, FL, Broward 33321

Unit Information

MLS Number: A11695677
Status: Active
Size: 827 Sq ft.
Bedrooms: 2
Full Bathrooms: 2
Half Bathrooms:
Parking Spaces: 1 Space
View:
List Price: \$159,000
List PPSF: \$192
Valuated Price: \$148,000
Valuated PPSF: \$179

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: 290
Number of active listings for rent: 0
Number of active listings for sale: 9
Building inventory for sale: 3%
Number of sales over the last 12 months: 23
Number of sales over the last 6 months: 9
Number of sales over the last 3 months: 3

Building Association Information

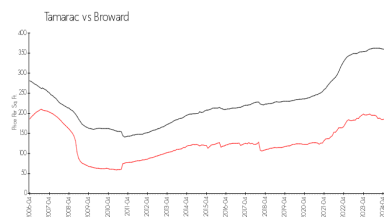
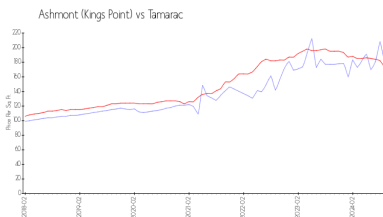
Kings Point in Tamarac
7620 Nob Hill Road, Tamarac,
FL 33321
Tel. (954)726-4120

<http://kingspoint.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,085 sq ft	Nov 2024	\$235,000	\$217
105	1,010 sq ft	Sep 2024	\$162,500	\$161
103	1,010 sq ft	Sep 2024	\$195,000	\$193
101	827 sq ft	Aug 2024	\$170,600	\$206
2-206	827 sq ft	Jul 2024	\$149,999	\$181
205	827 sq ft	Jul 2024	\$164,900	\$199

Market Information



Ashmont (Kings Point): \$179/sq. ft.
Tamarac: \$173/sq. ft.

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Broward: \$339/sq. ft.

Inventory for Sale

Ashmont (Kings Point) 3%



Tamarac	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Ashmont (Kings Point)	63 days
Tamarac	71 days
Broward	74 days