

Unit 40-104 - Hollybrook Golf & Tennis Club 24-52

40-104 - 150-350 S Hollybrook Ter, Pembroke Pines, FL, Broward 33025

Unit Information

MLS Number:	A11744433
Status:	Active
Size:	1,170 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$175,000
List PPSF:	\$150
Valuated Price:	\$135,000
Valuated PPSF:	\$115

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:	43
Building inventory for sale:	5%
Number of sales over the last 12 months:	20
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	5

Building Association Information

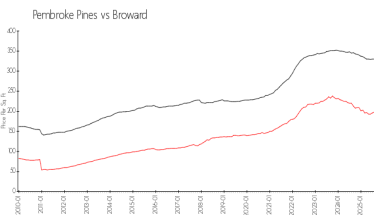
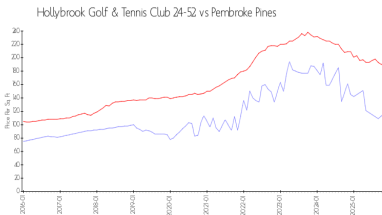
Hollybrook Golf and Tennis Club
Address: 900 Hollybrook Dr,
Pembroke Pines, FL 33025,
Phone: +1 954-431-0600

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

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
201	1,550 sq ft	Dec 2025	\$230,000	\$148
103	1,170 sq ft	Dec 2025	\$150,000	\$128
308	1,170 sq ft	Dec 2025	\$86,000	\$74
307	1,459 sq ft	Dec 2025	\$247,500	\$170
308	1,170 sq ft	Sep 2025	\$20,000	\$17
105	1,459 sq ft	Sep 2025	\$158,000	\$108

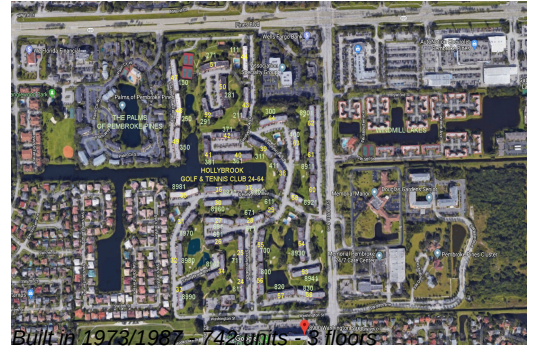
Market Information



Hollybrook Golf & Tennis Club 24-52:	\$117/sq. ft.	Pembroke Pines:	\$193/sq. ft.
Pembroke Pines:	\$193/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale

Hollybrook Golf & Tennis Club 24-52	6%
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Pembroke Pines	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Hollybrook Golf & Tennis Club 24-52	127 days
Pembroke Pines	74 days
Broward	88 days