

# Unit 1401 SW 134th Way # 105C - Ivanhoes West at Century Village (A-J)

1401 SW 134th Way # 105C - 1301-1551 SW 135 Ter, Pembroke Pines, FL, Broward 33027

## Unit Information

|                 |                       |
|-----------------|-----------------------|
| MLS Number:     | A11773102             |
| Status:         | Active                |
| Size:           | 819 Sq ft.            |
| Bedrooms:       | 2                     |
| Full Bathrooms: | 1                     |
| Half Bathrooms: | 1                     |
| Parking Spaces: | 1 Space,Guest Parking |
| View:           |                       |
| List Price:     | \$165,900             |
| List PPSF:      | \$203                 |
| Valuated Price: | \$149,000             |
| Valuated PPSF:  | \$182                 |

*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:                         | 392 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 14  |
| Building inventory for sale:             | 3%  |
| Number of sales over the last 12 months: | 20  |
| Number of sales over the last 6 months:  | 10  |
| Number of sales over the last 3 months:  | 3   |

## Building Association Information

Ivanhoe West Century Village  
Condo 1 Assn Inc  
549 Swgrss Corp Parkway  
Sunrise, FL 33325  
Phone: (954) 436-4888

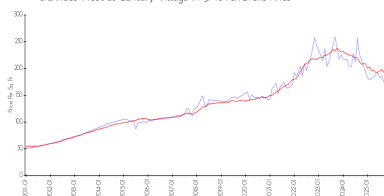
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## Recent Sales

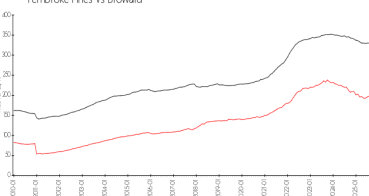
| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 105d   | 1,192 sq ft | Dec 2025     | \$165,000  | \$138 |
| 106A   | 933 sq ft   | Nov 2025     | \$205,000  | \$220 |
| 108G   | 585 sq ft   | Nov 2025     | \$85,000   | \$145 |
| 102A   | 933 sq ft   | Sep 2025     | \$157,000  | \$168 |
| 104B   | 810 sq ft   | Sep 2025     | \$115,000  | \$142 |

## Market Information

Ivanhoes West at Century Village (A-J) vs Pembroke Pines



Pembroke Pines vs Broward



Ivanhoes West at Century Village (A-J): \$193/sq. ft.  
Pembroke Pines: \$193/sq. ft.

Pembroke Pines: \$193/sq. ft.  
Broward: \$311/sq. ft.

## Inventory for Sale



|  |    |
|--|----|
| Ivanhoes West at Century Village (A-J) | 4% |
| Pembroke Pines                         | 3% |
| Broward                                | 4% |

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

|  |         |
|--|---------|
| Ivanhoes West at Century Village (A-J) | 81 days |
| Pembroke Pines                         | 74 days |
| Broward                                | 88 days |