

Unit 307 - Tuscan Villas

307 - 2851 W prospect Rd, Tamarac, FL, Broward 33309

Unit Information

MLS Number: A11842985
 Status: Active
 Size: 1,536 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$320,000
 List PPSF: \$208
 Valuated Price: \$306,000
 Valuated PPSF: \$199

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: 106
 Number of active listings for rent: 0
 Number of active listings for sale: 6
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

Building Association Information

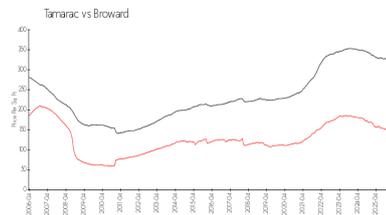
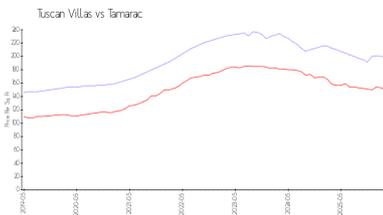
Tuscan Villas
 Address: 2851 Prospect Rd,
 Tamarac, FL 33309

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1002	1,536 sq ft	Feb 2026	\$315,000	\$205
1202	1,536 sq ft	Feb 2026	\$308,000	\$201
1202	1,536 sq ft	Jan 2026	\$308,000	\$201
1208	1,536 sq ft	Nov 2025	\$295,000	\$192

Market Information



Tuscan Villas: \$199/sq. ft.
 Tamarac: \$150/sq. ft.

Tamarac: \$150/sq. ft.
 Broward: \$306/sq. ft.

Inventory for Sale

Tuscan Villas: 6%
 Tamarac: 5%
 Broward: 6%

Avg. Time to Close Over Last 12 Months

Tuscan Villas: 81 days



Tamarac
Broward

92 days
89 days