

Unit 4970 E Sabal Palm Blvd # 309 - Lakes of Carriage Hills 1 to 12

4970 E Sabal Palm Blvd # 309 - 6080 N Sabal Palm Blvd, Tamarac, FL, Broward 33319

Unit Information

MLS Number:	A11844777
Status:	Active
Size:	1,350 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces,Assigned Parking,Guest Parking
View:	
List Price:	\$175,000
List PPSF:	\$130
Valuated Price:	\$144,000
Valuated PPSF:	\$107

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:	520
Number of active listings for rent:	0
Number of active listings for sale:	23
Building inventory for sale:	4%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	6

Building Association Information

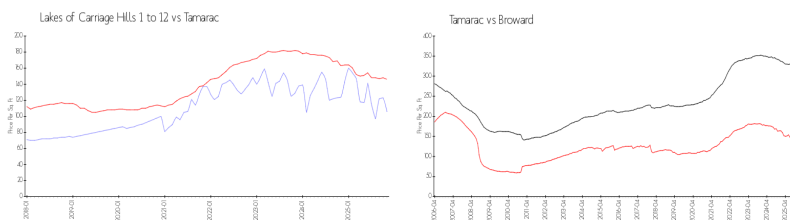
Lakes of Carriage Hills
Address: 4985 E Sabal Palm Blvd,
Tamarac, FL 33319
Phone: +1 954-968-2340

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
303	1,270 sq ft	Nov 2025	\$163,000	\$128
103	1,000 sq ft	Nov 2025	\$73,500	\$74
403	1,270 sq ft	Nov 2025	\$150,000	\$118
101	1,000 sq ft	Oct 2025	\$110,000	\$110
203	1,270 sq ft	Oct 2025	\$170,000	\$134

Market Information



Lakes of Carriage Hills 1 to 12:	\$106/sq. ft.	Tamarac:	\$146/sq. ft.
Tamarac:	\$146/sq. ft.	Broward:	\$311/sq. ft.

Inventory for Sale



Lakes of Carriage Hills 1 to 12	4%
Tamarac	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Lakes of Carriage Hills 1 to 12	67 days
Tamarac	88 days
Broward	88 days