

Unit 2509 - Metropica North Tower 1

2509 - 2000 Metropica Wy, Sunrise, FL, Broward 33323

Unit Information

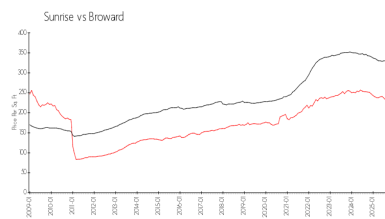
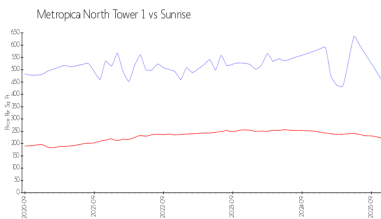
MLS Number: A11860122
 Status: Active
 Size: 1,297 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 0
 Parking Spaces: 1 Space
 View: Lake
 Rental Price: \$4,100
 List PPSF: \$3
 Valuated Price: \$633,000
 Valuated PPSF: \$488

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: 263
 Number of active listings for rent: 0
 Number of active listings for sale: 35
 Building inventory for sale: 13%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 0

Market Information



Metropica North Tower 1: \$450/sq. ft.
 Sunrise: \$220/sq. ft.

Sunrise: \$220/sq. ft.
 Broward: \$311/sq. ft.

Inventory for Sale

Metropica North Tower 1: 13%
 Sunrise: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months

Metropica North Tower 1: 61 days
 Sunrise: 80 days
 Broward: 88 days

