

Unit 110 Lake Emerald Dr # 102 - Lake Emerald 1

110 Lake Emerald Dr # 102 - 109 Lake Emerald Dr, Oakland Park, FL, Broward 33309

Unit Information

MLS Number: A11900763
 Status: Active
 Size: 920 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$210,000
 List PPSF: \$228
 Valuated Price: \$192,000
 Valuated PPSF: \$209

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: 70
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 11%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

Building Association Information

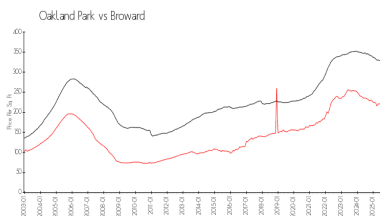
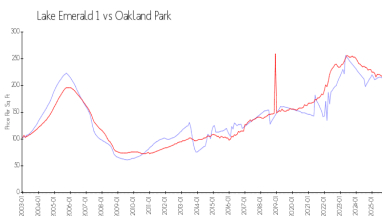
Lake Emerald
 954 - 484 - 1786

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

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|-------|
| 308 | 920 sq ft | Jul 2025 | \$200,000 | \$217 |
| 102 | 920 sq ft | Mar 2025 | \$187,000 | \$203 |
| 309 | 920 sq ft | Mar 2025 | \$200,000 | \$217 |
| 407 | 920 sq ft | Jan 2025 | \$206,000 | \$224 |
| 101 | 920 sq ft | Jan 2025 | \$207,500 | \$226 |

Market Information



Lake Emerald 1: \$212/sq. ft.
 Oakland Park: \$214/sq. ft.

Oakland Park: \$214/sq. ft.
 Broward: \$311/sq. ft.

Inventory for Sale

Lake Emerald 1: 11%
 Oakland Park: 3%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

| | |
|----------------|---------|
| Lake Emerald 1 | 70 days |
| Oakland Park | 69 days |
| Broward | 88 days |