

# Unit 9935 Nob Hill PI - Villas de Venezia

9935 Nob Hill PI - 9777-9799 Nob Hill Ct, Sunrise, FL, Broward 33351

## Unit Information

MLS Number:	F10242526
Status:	Active
Size:	744 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Lake
Rental Price:	\$1,250
List PPSF:	\$2
Valuated Price:	\$178,000
Valuated PPSF:	\$239

*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.*

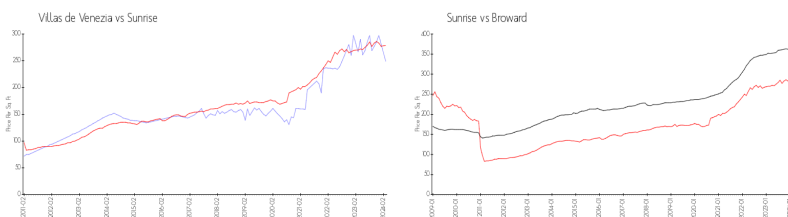
## Building Information

Number of units:	320
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	1%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

## Building Association Information

Villas de Venezia  
9979 Nob Hill Pl,  
Sunrise, FL 33351  
(954) 748-6059

## Market Information



Villas de Venezia:	\$249/sq. ft.	Sunrise:	\$279/sq. ft.
Sunrise:	\$279/sq. ft.	Broward:	\$351/sq. ft.

## Inventory for Sale

Villas de Venezia	2%
Sunrise	3%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Villas de Venezia	31 days
Sunrise	55 days
Broward	65 days

