

Unit 6200 NW 44th St # 106 - Greens of Inverrary 5860-5900-6020-6080-6100-6200

6200 NW 44th St # 106 - 5860 NW 44 St, Lauderdale, FL, Broward 33319

Unit Information

MLS Number: F10394788
Status: Active
Size: 1,092 Sq ft.
Bedrooms: 2
Full Bathrooms: 2
Half Bathrooms: 0
Parking Spaces: 1 Space, Assigned Parking, Guest Parking
View: Golf View
List Price: \$153,000
List PPSF: \$140
Valuated Price: \$159,000
Valuated PPSF: \$146

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: 432
Number of active listings for rent: 0
Number of active listings for sale: 17
Building inventory for sale: 3%
Number of sales over the last 12 months: 23
Number of sales over the last 6 months: 16
Number of sales over the last 3 months: 8

Building Association Information

The Greens of Inverrary
Management Company:
Fyve Property Management, Inc.
5100 W. Copans Road, Suite 100
Margate, Florida 33063
954-741-8811
Property Manager: ext. 1208
Sales & Lease Applications: ext. 1204
Maintenance Payments: ext. 1078

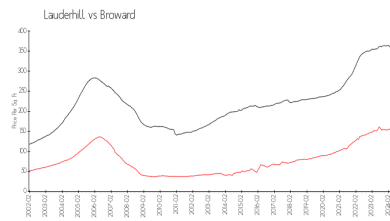
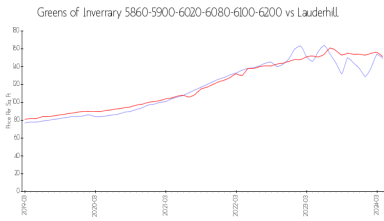
<https://www.thegreensofinverrary.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
305	1,092 sq ft	Apr 2024	\$180,000	\$165
3-210	1,092 sq ft	Apr 2024	\$131,000	\$120
112	1,092 sq ft	Apr 2024	\$170,000	\$156
212	1,092 sq ft	Mar 2024	\$165,000	\$151
508	1,100 sq ft	Feb 2024	\$190,000	\$173
514	1,100 sq ft	Feb 2024	\$162,000	\$147
506	1,100 sq ft	Feb 2024	\$175,000	\$159
314	1,092 sq ft	Feb 2024	\$90,000	\$82

Market Information





Greens of Inverrary 5 \$149/sq. ft.
 860-5900-6020-6080
 -6100-6200:
 Lauderdale: \$151/sq. ft.

Lauderhill: \$151/sq. ft.
 Broward: \$348/sq. ft.

Inventory for Sale

Greens of Inverrary 5860-5900-6020-6080-6100-6200 4%
 Lauderdale 4%
 Broward 3%

Avg. Time to Close Over Last 12 Months

Greens of Inverrary 5860-5900-6020-6080-6100-6200 75 days
 Lauderdale 75 days
 Broward 66 days