

# Unit 4435 SW 160th Ave # 205 - Courtyards at Nautica

4435 SW 160th Ave # 205 - 4301-4475 SW 160 Ave, Miramar, FL, Broward 33027

## Unit Information

MLS Number:	F10409818
Status:	Active
Size:	1,491 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	Other View
List Price:	\$440,000
List PPSF:	\$295
Valuated Price:	\$460,000
Valuated PPSF:	\$309

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:	336
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	0%
Number of sales over the last 12 months:	16
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

## Building Association Information

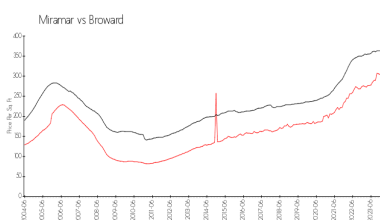
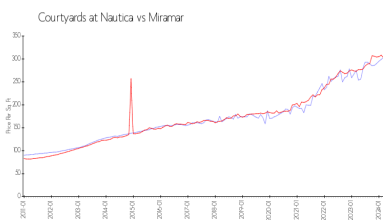
Courtyards At Nautica  
 Condominium Association  
 Address: 4525 SW 160th Ave,  
 Miramar, FL 33027  
 Phone: +1 954-441-2274

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

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
205	1,205 sq ft	Apr 2024	\$378,000	\$314
203	1,205 sq ft	Apr 2024	\$365,000	\$303
103	1,340 sq ft	Apr 2024	\$410,000	\$306
100	1,340 sq ft	Jan 2024	\$400,000	\$299
209	1,340 sq ft	Dec 2023	\$425,000	\$317

## Market Information



Courtyards at Nautica:	\$307/sq. ft.	Miramar:	\$295/sq. ft.
Miramar:	\$295/sq. ft.	Broward:	\$348/sq. ft.



## Inventory for Sale

Courtyards at Nautica	1%
Miramar	1%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Courtyards at Nautica	44 days
Miramar	37 days
Broward	67 days