

# Unit 1501 Cayman Way # A4 - Cayman Village (1501 1502 & 1503)

1501 Cayman Way # A4 - 1501 Cayman Wy, Coconut Creek, FL, Broward 33066



## Unit Information

MLS Number:	F10432689
Status:	Active
Size:	1,425 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking
View:	Garden View
List Price:	\$282,900
List PPSF:	\$199
Valuated Price:	\$271,000
Valuated PPSF:	\$201

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.



Built in 1987/1988 - 144 units - 4 floors

## Building Information

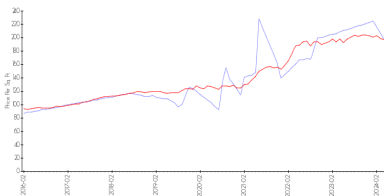
Number of units:	144
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	3%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

## Recent Sales

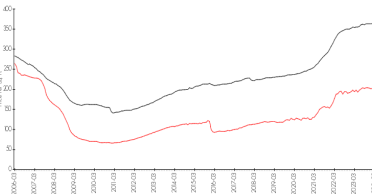
Unit #	Size	Closing Date	Sale Price	PPSF
E3	1,350 sq ft	Apr 2024	\$190,000	\$141
B4	1,157 sq ft	Apr 2024	\$192,000	\$166
E4	1,225 sq ft	Apr 2024	\$344,000	\$281
J4	1,350 sq ft	Jan 2024	\$295,000	\$219
E4	1,157 sq ft	Jan 2024	\$250,000	\$216

## Market Information

Cayman Village (1501 1502 & 1503) vs Coconut Creek



Coconut Creek vs Broward



Cayman Village (1501 1502 & 1503): \$198/sq. ft.  
 Coconut Creek: \$197/sq. ft.

Coconut Creek: \$197/sq. ft.  
 Broward: \$348/sq. ft.

## Inventory for Sale

Cayman Village (1501 1502 & 1503)	3%
Coconut Creek	2%
Broward	3%

## Avg. Time to Close Over Last 12 Months

Cayman Village (1501 1502 & 1503)	66 days
Coconut Creek	63 days
Broward	67 days