

# Unit 428 - Artesia Villa Alhambra

428 - 2925 NW 126 Ave, Sunrise, FL, Broward 33323

## Unit Information

MLS Number: F10434966  
 Status: Active  
 Size: 1,174 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 2 Or More Spaces  
 View: Other View  
 List Price: \$405,000  
 List PPSF: \$345  
 Valuated Price: \$341,000  
 Valuated PPSF: \$290

*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: 68  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 5  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

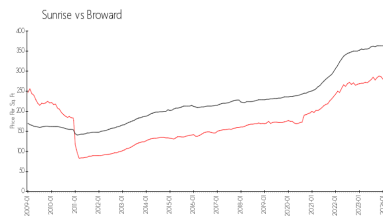
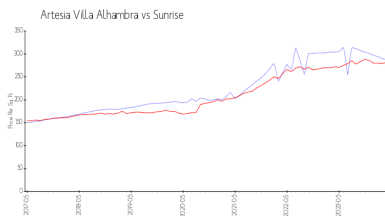
## Building Association Information

Artesia Master Association Inc  
 12550 NW 29th Mnr  
 Sunrise, FL 33323  
 (954) 514-1045

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
319-1	1,159 sq ft	Sep 2023	\$375,000	\$324
1-215	1,174 sq ft	Aug 2023	\$376,000	\$320
421-1	1,159 sq ft	Aug 2023	\$360,000	\$311
302-1	1,865 sq ft	Jul 2023	\$477,000	\$256
222-1	1,174 sq ft	Jun 2023	\$366,000	\$312

## Market Information



Artesia Villa Alhambra: \$287/sq. ft.  
 Sunrise: \$282/sq. ft.  
 Sunrise: \$282/sq. ft.  
 Broward: \$348/sq. ft.

## Inventory for Sale

Artesia Villa Alhambra: 6%  
 Sunrise: 3%  
 Broward: 3%



**Avg. Time to Close Over Last 12 Months**

Artesia Villa Alhambra	30 days
Sunrise	55 days
Broward	66 days