

# Unit 8020 Colony Cir N # 110 - Versailles Gardens

8020 Colony Cir N # 110 - 7825-8060 Fairview Dr, Tamarac, FL, Broward 33321

## Unit Information

MLS Number:	F10435699
Status:	Active
Size:	949 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces
View:	Canal,Garden View
List Price:	\$189,990
List PPSF:	\$200
Valuated Price:	\$196,000
Valuated PPSF:	\$207

*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:	600
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	1%
Number of sales over the last 12 months:	31
Number of sales over the last 6 months:	20
Number of sales over the last 3 months:	5

## Building Association Information

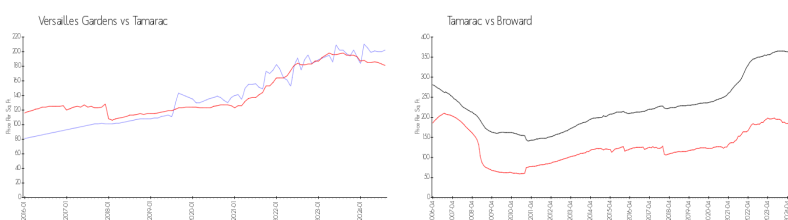
Versailles Gardens Condo Associates  
 Address: 8040 Fairview Dr,  
 Tamarac, FL 33321  
 Phone: +1 (954) 726-9610  
 Versailles Gardens  
 Condominium Association  
 Address: 8040 Fairview Dr  
 Tamarac, FL 33321  
 Phone: +1 (954) 721-0200

<http://www.versaillesgardens.org/versaillesgardens/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
101	949 sq ft	Sep 2024	\$170,000	\$179
109	949 sq ft	Aug 2024	\$186,000	\$196
208	750 sq ft	Aug 2024	\$155,000	\$207
104	750 sq ft	Jul 2024	\$156,000	\$208
202	949 sq ft	Jun 2024	\$182,000	\$192
104	750 sq ft	Jun 2024	\$151,000	\$201
207	750 sq ft	Jun 2024	\$149,000	\$199
108	750 sq ft	Jun 2024	\$155,000	\$207

## Market Information



Versailles Gardens:	\$208/sq. ft.	Tamarac:	\$181/sq. ft.
Tamarac:	\$181/sq. ft.	Broward:	\$351/sq. ft.

**Inventory for Sale**

Versailles Gardens	2%
Tamarac	3%
Broward	4%

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

Versailles Gardens	48 days
Tamarac	66 days
Broward	72 days