

# Unit 6952 SW 39th St # C105 - Courtyards at Davie

6952 SW 39th St # C105 - 6900 SW 39 St, Davie, FL, Broward 33314

## Unit Information

MLS Number:	F10449063
Status:	Active
Size:	1,183 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Guest Parking
View:	Pool Area View
List Price:	\$297,000
List PPSF:	\$251
Valuated Price:	\$264,000
Valuated PPSF:	\$223

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:	219
Number of active listings for rent:	0
Number of active listings for sale:	7
Building inventory for sale:	3%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

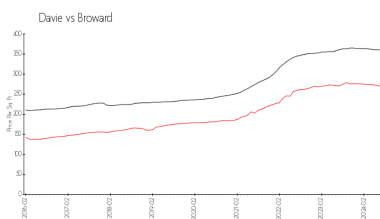
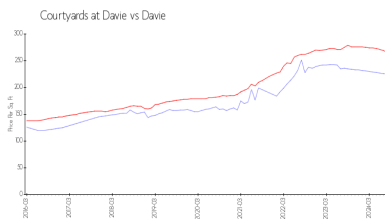
## Building Association Information

Courtyards @ Davie Condo Association  
 6920 SW 39th Street  
 Davie, FL 33314  
 Phone: (954) 584-6121

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
E303	1,183 sq ft	Aug 2024	\$247,000	\$209
202D	1,183 sq ft	Apr 2024	\$250,000	\$211
301	1,183 sq ft	Oct 2023	\$262,000	\$221

## Market Information



Courtyards at Davie:	\$225/sq. ft.	Davie:	\$266/sq. ft.
Davie:	\$266/sq. ft.	Broward:	\$345/sq. ft.

## Inventory for Sale

Courtyards at Davie	3%
Davie	2%
Broward	4%



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

Courtyards at Davie	58 days
Davie	70 days
Broward	72 days