

Unit 34-308 - Hollybrook Golf & Tennis Club 24-52

34-308 - 150-350 S Hollybrook Ter, Pembroke Pines, FL, Broward 33025

Unit Information

MLS Number:	F10452586
Status:	Active
Size:	1,170 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned Parking, Guest Parking
View:	Garden View, Golf View
List Price:	\$219,900
List PPSF:	\$188
Valuated Price:	\$160,000
Valuated PPSF:	\$137

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:	742
Number of active listings for rent:	0
Number of active listings for sale:	36
Building inventory for sale:	4%
Number of sales over the last 12 months:	25
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	5

Building Association Information

Hollybrook Golf and Tennis Club
Address: 900 Hollybrook Dr,
Pembroke Pines, FL 33025,
Phone: +1 954-431-0600

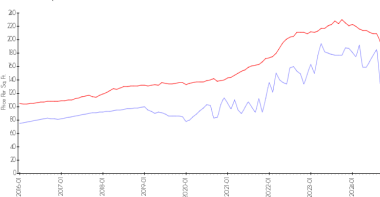
<http://www.hollybrook.com/>

Recent Sales

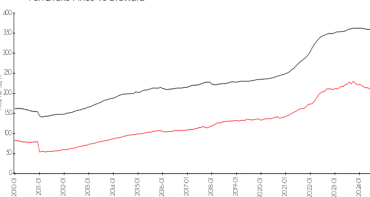
Unit #	Size	Closing Date	Sale Price	PPSF
201	1,170 sq ft	Nov 2024	\$150,000	\$128
109	1,170 sq ft	Nov 2024	\$250,000	\$214
106	900 sq ft	Sep 2024	\$85,000	\$94
307	1,459 sq ft	Sep 2024	\$250,000	\$171
308	1,550 sq ft	Aug 2024	\$290,000	\$187
105	900 sq ft	Aug 2024	\$205,000	\$228

Market Information

Hollybrook Golf & Tennis Club 24-52 vs Pembroke Pines



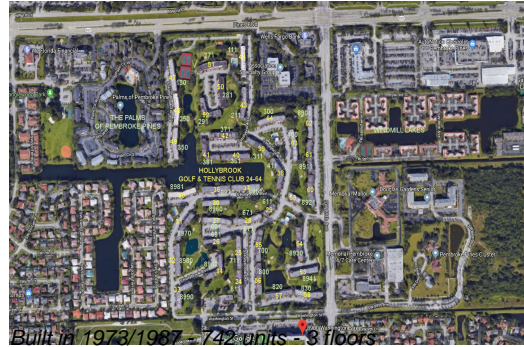
Pembroke Pines vs Broward



Hollybrook Golf & Tennis Club 24-52:	\$135/sq. ft.	Pembroke Pines:	\$197/sq. ft.
Pembroke Pines:	\$197/sq. ft.	Broward:	\$339/sq. ft.

Inventory for Sale

Hollybrook Golf & Tennis Club 24-52 5%



Pembroke Pines	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Hollybrook Golf & Tennis Club 24-52	85 days
Pembroke Pines	66 days
Broward	74 days