

# Unit 314 NE 7th Ave - Victoria Mews

314 NE 7th Ave - 300-370 NE 7 Ave, Fort Lauderdale, FL, Broward 33301

## Unit Information

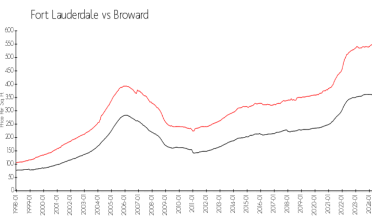
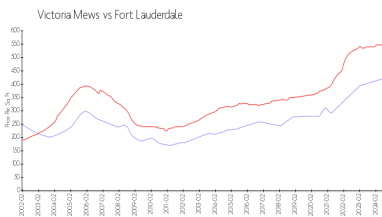
MLS Number:	F10454097
Status:	Active
Size:	2,330 Sq ft.
Bedrooms:	4
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces
View:	Garden View
List Price:	\$997,000
List PPSF:	\$428
Valuated Price:	\$978,000
Valuated PPSF:	\$423

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:	24
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	12%
Number of sales over the last 12 months:	0
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

## Market Information



Victoria Mews: \$423/sq. ft.  
Fort Lauderdale: \$539/sq. ft.

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Broward: \$339/sq. ft.

## Inventory for Sale

Victoria Mews	13%
Fort Lauderdale	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Victoria Mews	n/a
Fort Lauderdale	86 days
Broward	74 days

