

Unit 2320 S Cypress Bend Dr # 401 - Cypress Bend I D

2320 S Cypress Bend Dr # 401 - 2320 S Cypress Bend Dr, Pompano Beach, FL, Broward 33069

Unit Information

MLS Number:	F10454127
Status:	Active
Size:	810 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Guest Parking
View:	Other View
List Price:	\$179,900
List PPSF:	\$222
Valuated Price:	\$155,000
Valuated PPSF:	\$191

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:	89
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	5%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

Building Association Information

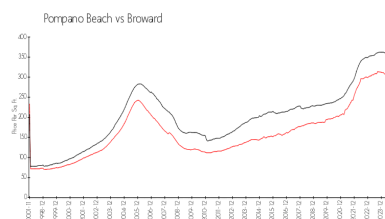
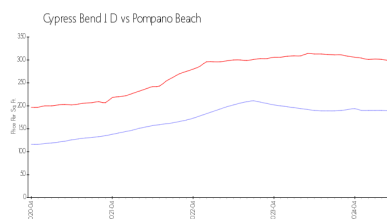
Cypress Bend I
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<https://kwpmc.com/property/cypress-bend-condominium-i/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
401	900 sq ft	May 2024	\$155,000	\$172
409	810 sq ft	Apr 2024	\$140,000	\$173
215	1,100 sq ft	Mar 2024	\$235,000	\$214
312	1,000 sq ft	Feb 2024	\$190,000	\$190
315	1,100 sq ft	Dec 2023	\$160,000	\$145
607	1,500 sq ft	Dec 2023	\$230,000	\$153

Market Information



Cypress Bend I D: \$189/sq. ft.
Pompano Beach: \$299/sq. ft.

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Broward: \$339/sq. ft.

Inventory for Sale



Cypress Bend I D	6%
Pompano Beach	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Cypress Bend I D	59 days
Pompano Beach	79 days
Broward	75 days