

Unit 7122 Ashmont Cir # 106 - Ashmont (Kings Point)

7122 Ashmont Cir # 106 - 7102-7865 Ashmont Cir, Tamarac, FL, Broward 33321

Unit Information

MLS Number:	F10456714
Status:	Active
Size:	827 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Garden View
List Price:	\$210,000
List PPSF:	\$254
Valuated Price:	\$147,000
Valuated PPSF:	\$178

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:	290
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	3%
Number of sales over the last 12 months:	21
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

Building Association Information

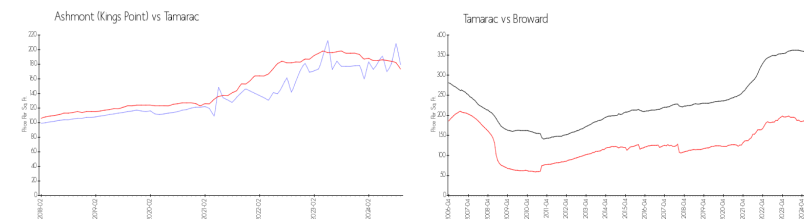
Kings Point in Tamarac
7620 Nob Hill Road, Tamarac,
FL 33321
Tel. (954)726-4120

<http://kingspoint.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,085 sq ft	Nov 2024	\$235,000	\$217
105	1,010 sq ft	Sep 2024	\$162,500	\$161
103	1,010 sq ft	Sep 2024	\$195,000	\$193
101	827 sq ft	Aug 2024	\$170,600	\$206
2-206	827 sq ft	Jul 2024	\$149,999	\$181
205	827 sq ft	Jul 2024	\$164,900	\$199

Market Information



Ashmont (Kings Point):	\$179/sq. ft.	Tamarac:	\$173/sq. ft.
Tamarac:	\$173/sq. ft.	Broward:	\$339/sq. ft.

Inventory for Sale

Ashmont (Kings Point)	3%
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Tamarac	4%
Broward	4%

Avg. Time to Close Over Last 12 Months

Ashmont (Kings Point)	65 days
Tamarac	72 days
Broward	75 days