

Unit 2502 Antigua Ter # H1 - Antigua Village I & II

2502 Antigua Ter # H1 - 2501 Antigua Ter, Coconut Creek, FL, Broward 33066

Unit Information

MLS Number:	F10457011
Status:	Active
Size:	1,160 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking
View:	Lake
List Price:	\$190,000
List PPSF:	\$164
Valuated Price:	\$140,000
Valuated PPSF:	\$121

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:	528
Number of active listings for rent:	0
Number of active listings for sale:	26
Building inventory for sale:	4%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

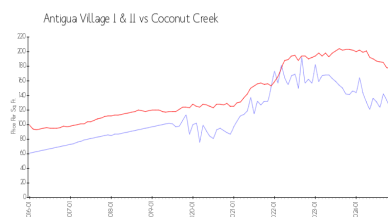
Building Association Information

Antigua Village I
Condominium Association, Inc.
Address: 1310 Ave of the Stars,
Coconut Creek, FL 33066
ANTIGUA VILLAGE II
CONDOMINIUM ASSOCIATION, INC
1310 AVENUE OF THE STARS
COCONUT CREEK, FL 33066-1453

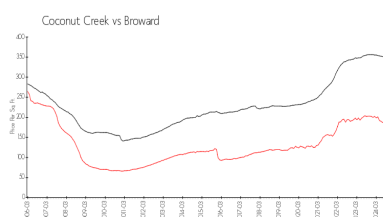
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
G4	1,160 sq ft	Dec 2024	\$140,000	\$121
E4	1,160 sq ft	Dec 2024	\$160,000	\$138
K1	798 sq ft	Sep 2024	\$112,000	\$140
D4	1,155 sq ft	Aug 2024	\$145,000	\$126
K3	1,156 sq ft	Jun 2024	\$165,000	\$143
C4	1,155 sq ft	Jun 2024	\$160,000	\$139

Market Information



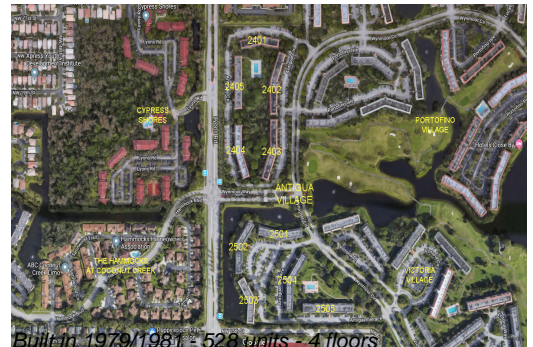
Antigua Village I & II: \$123/sq. ft.
Coconut Creek: \$177/sq. ft.



Coconut Creek: \$177/sq. ft.
Broward: \$334/sq. ft.

Inventory for Sale

Antigua Village I & II 5%



Coconut Creek	4%
Broward	5%

Avg. Time to Close Over Last 12 Months

Antigua Village I & II	75 days
Coconut Creek	68 days
Broward	76 days