

Unit 2202 Lucaya Bnd # L2 - Lucaya Village (A to D - 1 & 2)

2202 Lucaya Bnd # L2 - 2101 Lucaya Bend, Coconut Creek, FL, Broward 33066

Unit Information

MLS Number: F10457059
 Status: Active
 Size: 1,168 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned Parking, Golf Cart Parking, Guest Parking
 View: Lake, Water View
 List Price: \$229,000
 List PPSF: \$196
 Valuated Price: \$181,000
 Valuated PPSF: \$157

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: 544
 Number of active listings for rent: 0
 Number of active listings for sale: 30
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 17
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 2

Recent Sales

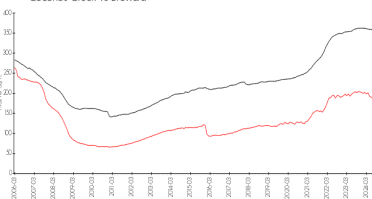
Unit #	Size	Closing Date	Sale Price	PPSF
C-4	1,200 sq ft	Sep 2024	\$134,000	\$112
F4	1,156 sq ft	Sep 2024	\$235,000	\$203
E3	1,161 sq ft	Jul 2024	\$217,000	\$187
M1	1,161 sq ft	Jul 2024	\$228,000	\$196
B1	1,161 sq ft	Jun 2024	\$149,800	\$129

Market Information

Lucaya Village (A to D - 1 & 2) vs Coconut Creek



Coconut Creek vs Broward



Lucaya Village (A to D - 1 & 2): \$157/sq. ft.
 Coconut Creek: \$185/sq. ft.

Coconut Creek: \$185/sq. ft.
 Broward: \$339/sq. ft.

Inventory for Sale

Lucaya Village (A to D - 1 & 2): 6%
 Coconut Creek: 4%
 Broward: 4%

Avg. Time to Close Over Last 12 Months

Lucaya Village (A to D - 1 & 2): 73 days
 Coconut Creek: 66 days
 Broward: 74 days

