

Unit 1300 SW 125th Ave # 415K - Cambridge at Century Village II & III

1300 SW 125th Ave # 415K - 1000-1351 SW 124 Ter, Pembroke Pines, FL, Broward 33027

Unit Information

MLS Number:	F10459366
Status:	Active
Size:	1,508 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned Parking,Guest Parking
View:	Golf View,Lake
List Price:	\$335,000
List PPSF:	\$222
Valuated Price:	\$280,000
Valuated PPSF:	\$186

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:	620
Number of active listings for rent:	0
Number of active listings for sale:	16
Building inventory for sale:	2%
Number of sales over the last 12 months:	18
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	4

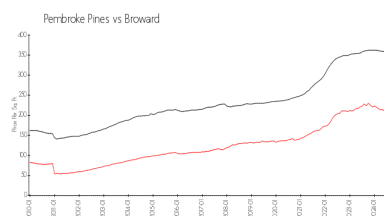
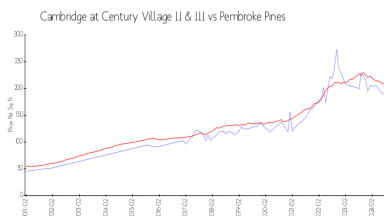
Building Association Information

Century Village Pembroke Pines
13800 SW 5th Ct,
Pembroke Pines, FL 33027
(954) 431-2137

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
305Q	514 sq ft	Nov 2024	\$125,000	\$243
307Q	514 sq ft	Nov 2024	\$110,000	\$214
202T	1,100 sq ft	Nov 2024	\$275,000	\$250
402T	1,100 sq ft	Nov 2024	\$180,000	\$164
102M	1,045 sq ft	Aug 2024	\$140,000	\$134

Market Information



Cambridge at
Century Village II &
III:

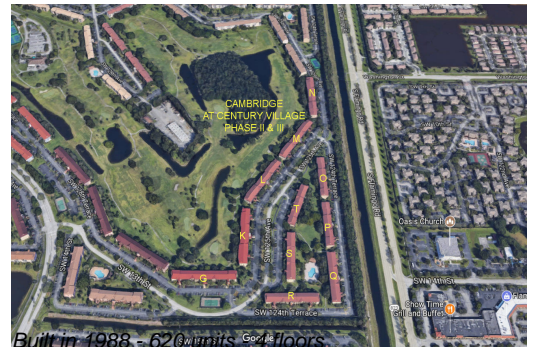
Pembroke Pines: \$183/sq. ft.

Pembroke Pines: \$197/sq. ft.

Broward: \$339/sq. ft.

Inventory for Sale

Cambridge at Century Village II & III	3%
Pembroke Pines	4%
Broward	4%



Avg. Time to Close Over Last 12 Months

Cambridge at Century Village II & III	64 days
Pembroke Pines	65 days
Broward	75 days