

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

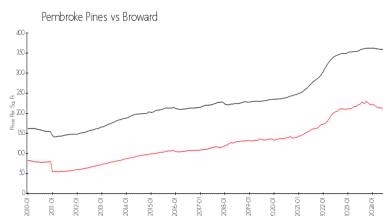
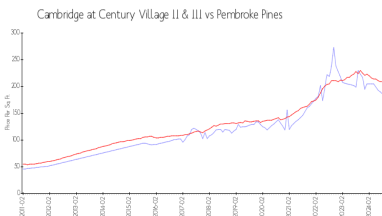
Building Association Information

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: \$183/sq. ft.

Pembroke Pines: \$197/sq. ft.

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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