

Unit 7775 Yardley Dr # 210 - Yardley A-F (Kings Point)

7775 Yardley Dr # 210 - 7715 Yardley Dr, Tamarac, FL, Broward 33321

Unit Information

MLS Number:	F10462289
Status:	Cancelled
Size:	1,234 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	Garden View
List Price:	\$205,500
List PPSF:	\$167
Valuated Price:	\$185,000
Valuated PPSF:	\$151

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:	360
Number of active listings for rent:	0
Number of active listings for sale:	7
Building inventory for sale:	1%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	2

Building Association Information

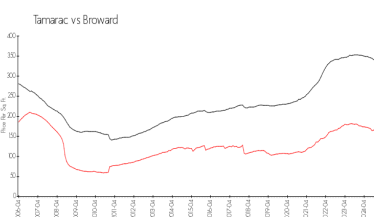
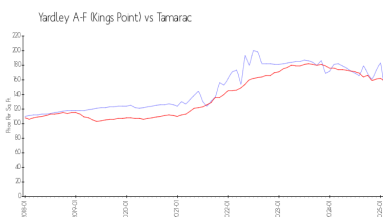
Kings Point
7620 Nob Hill Road,
Tamarac,
FL 33321
Tel. (954)726-4120

<http://kingspoint.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
302	1,229 sq ft	Feb 2025	\$175,000	\$142
415	1,457 sq ft	Jan 2025	\$225,000	\$154
103	1,229 sq ft	Jan 2025	\$260,000	\$212
407	1,229 sq ft	Nov 2024	\$226,500	\$184
315	1,460 sq ft	Nov 2024	\$210,000	\$144
213	1,305 sq ft	Nov 2024	\$205,000	\$157

Market Information



Yardley A-F (Kings Point):	\$151/sq. ft.	Tamarac:	\$150/sq. ft.
Tamarac:	\$150/sq. ft.	Broward:	\$324/sq. ft.

Inventory for Sale



Yardley A-F (Kings Point)	2%
Tamarac	4%
Broward	5%

Avg. Time to Close Over Last 12 Months

Yardley A-F (Kings Point)	128 days
Tamarac	80 days
Broward	84 days