

# Unit 222 - Garden Aire Village

222 - 2601 NE 14th St Cswy, Pompano Beach, FL, Broward 33062

## Unit Information

MLS Number: F10467287  
 Status: Cancelled  
 Size: 912 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: 2 Or More Spaces, Guest Parking, Open Space Parking  
 View: Garden View  
 List Price: \$199,900  
 List PPSF: \$219  
 Valuated Price: \$223,000  
 Valuated PPSF: \$245

*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: 129  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 3

## Building Association Information

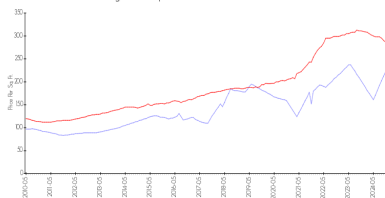
Garden Aire Village  
 2601 NE 14th Street Cswy  
 Pompano Beach, FL 33062  
 954) 943-7720

## Recent Sales

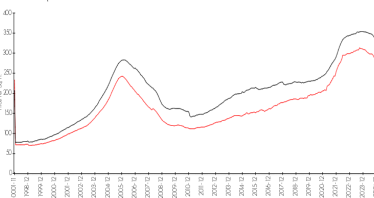
Unit #	Size	Closing Date	Sale Price	PPSF
145	935 sq ft	Dec 2024	\$230,000	\$246
140	760 sq ft	Nov 2024	\$205,000	\$270
340	760 sq ft	Nov 2024	\$95,000	\$125
224	760 sq ft	May 2024	\$120,000	\$158

## Market Information

Garden Aire Village vs Pompano Beach



Pompano Beach vs Broward



Garden Aire Village: \$249/sq. ft.  
 Pompano Beach: \$177/sq. ft.

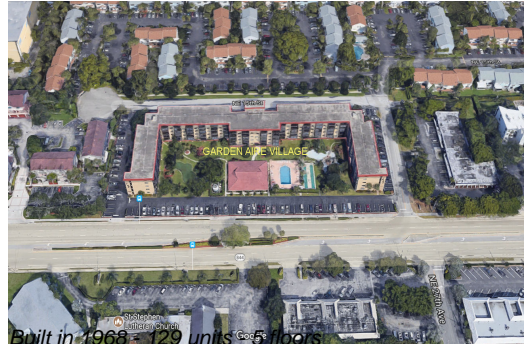
Pompano Beach: \$177/sq. ft.  
 Broward: \$334/sq. ft.

## Inventory for Sale

Garden Aire Village: 2%  
 Pompano Beach: 5%  
 Broward: 5%

## Avg. Time to Close Over Last 12 Months

Garden Aire Village: 112 days  
 Pompano Beach: 80 days



Broward

78 days