

Unit 7623 Southampton Ter # 309 - Southampton (A to J)

7623 Southampton Ter # 309 - 7765 Southampton Ter, Tamarac, FL, Broward 33321

Unit Information

MLS Number:	F10471011
Status:	Active
Size:	2,258 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Water View
List Price:	\$355,555
List PPSF:	\$157
Valuated Price:	\$361,000
Valuated PPSF:	\$160

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.

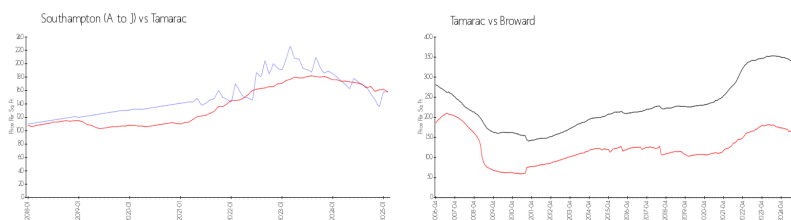
Building Information

Number of units:	644
Number of active listings for rent:	0
Number of active listings for sale:	25
Building inventory for sale:	3%
Number of sales over the last 12 months:	23
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	5

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
205	1,275 sq ft	Apr 2025	\$170,000	\$133
115	1,604 sq ft	Mar 2025	\$288,500	\$180
408	2,258 sq ft	Mar 2025	\$360,000	\$159
214	1,275 sq ft	Mar 2025	\$175,000	\$137
305	1,508 sq ft	Jan 2025	\$240,000	\$159

Market Information



Southampton (A to J):	\$159/sq. ft.	Tamarac:	\$150/sq. ft.
Tamarac:	\$150/sq. ft.	Broward:	\$324/sq. ft.

Inventory for Sale

Southampton (A to J)	4%
Tamarac	4%
Broward	5%

Avg. Time to Close Over Last 12 Months

Southampton (A to J)	92 days
Tamarac	80 days
Broward	84 days

