

# Unit 3930 Inverrary Blvd # 607-D - 18th Hole at Inverrary (3910-3920-3930-3940)

3930 Inverrary Blvd # 607-D - 3910 Inverrary Blvd, Lauderhill, FL, Broward 33319

## Unit Information

MLS Number:	F10473395
Status:	Pending
Size:	1,260 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Pool Area View
List Price:	\$184,500
List PPSF:	\$146
Valuated Price:	\$160,000
Valuated PPSF:	\$127

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:	232
Number of active listings for rent:	0
Number of active listings for sale:	19
Building inventory for sale:	8%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

## Building Association Information

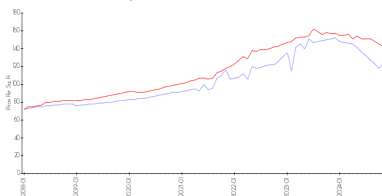
The 18th Hole At Inverrary  
 Association Inc  
 3900 Inverrary Boulevard  
 Lauderhill, FL 33319  
 (954) 733-9330

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
B503	1,260 sq ft	Oct 2024	\$150,000	\$119
402-D	1,260 sq ft	Aug 2024	\$190,000	\$151
602-D	1,260 sq ft	Aug 2024	\$182,000	\$144
306-A	1,260 sq ft	May 2024	\$155,000	\$123
408-A	1,760 sq ft	Apr 2024	\$228,000	\$130
302-C	1,260 sq ft	Apr 2024	\$200,000	\$159

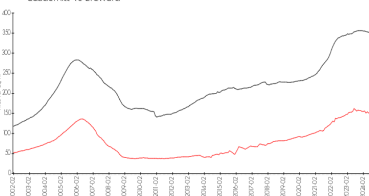
## Market Information

18th Hole at Inverrary (3910-3920-3930-3940) vs Lauderhill



18th Hole at Inverrary (3910-3920-3930-3940):  
 \$125/sq. ft.  
 Lauderhill: \$142/sq. ft.

Lauderhill vs Broward



Lauderhill: \$142/sq. ft.  
 Broward: \$334/sq. ft.

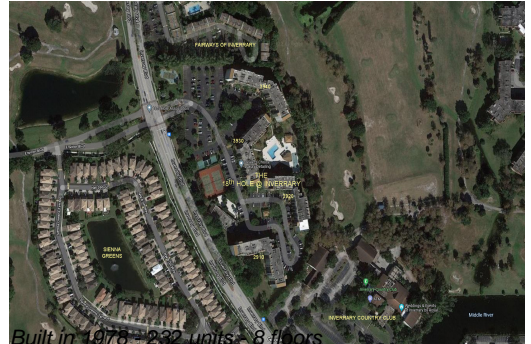
## Inventory for Sale

18th Hole at Inverrary (3910-3920-3930-3940) 8%

18th Hole at Inverrary



18th Hole at Inverrary



Lauderhill	6%
Broward	5%

**Avg. Time to Close Over Last 12 Months**

18th Hole at Inverrary (3910-3920-3930-3940)	34 days
Lauderhill	82 days
Broward	76 days