

# Unit 39 - Villas at Lakeview

39 - 5200 NW 31 Ave, Fort Lauderdale, FL, Broward 33309

## Unit Information

MLS Number:	F10508322
Status:	Active
Size:	1,032 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	
View:	Lake
Rental Price:	\$2,295
List PPSF:	\$2
Valuated Price:	\$276,000
Valuated PPSF:	\$267

*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

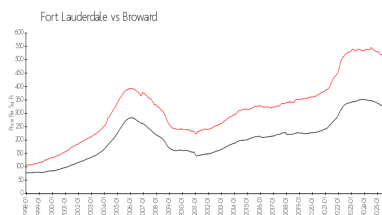
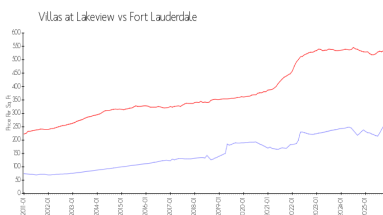
Number of units:	176
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	3%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

## Building Association Information

Villas At Lakeview  
5200 NW 31St Ave,  
Fort Lauderdale, FL 33309

<https://villasatlakeviewcondo.com/>

## Market Information



Villas at Lakeview:	\$269/sq. ft.	Fort Lauderdale:	\$535/sq. ft.
Fort Lauderdale:	\$535/sq. ft.	Broward:	\$311/sq. ft.

## Inventory for Sale

Villas at Lakeview	3%
Fort Lauderdale	4%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Villas at Lakeview	66 days
Fort Lauderdale	100 days
Broward	87 days

