

# Unit 9560 Weldon Cir # J413 - Weldon (Kings Point)

9560 Weldon Cir # J413 - 9511 Weldon Cir, Tamarac, FL, Broward 33321

## Unit Information

MLS Number:	F10523560
Status:	Active
Size:	1,080 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	
List Price:	\$189,000
List PPSF:	\$175
Valuated Price:	\$138,000
Valuated PPSF:	\$128

*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:	652
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	2%
Number of sales over the last 12 months:	21
Number of sales over the last 6 months:	15
Number of sales over the last 3 months:	9

## Building Association Information

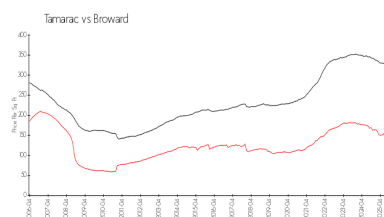
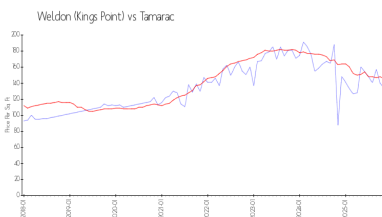
Kings Point in Tamarac  
7620 Nob Hill Road, Tamarac,  
FL 33321  
Tel. (954)726-4120

<https://BrowardTamaracWeldon Cir>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
K206	839 sq ft	Nov 2025	\$110,000	\$131
F406	1,215 sq ft	Nov 2025	\$153,400	\$126
E411	1,215 sq ft	Nov 2025	\$170,000	\$140
J208	981 sq ft	Nov 2025	\$140,000	\$143
I201	1,298 sq ft	Nov 2025	\$175,000	\$135
H403	1,153 sq ft	Nov 2025	\$128,000	\$111

## Market Information

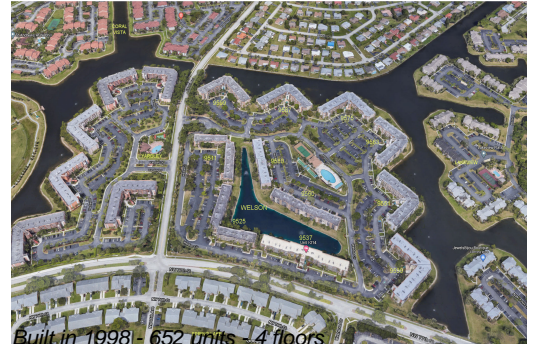


Weldon (Kings Point):  
\$134/sq. ft.  
Tamarac: \$146/sq. ft.

Tamarac: \$146/sq. ft.  
Broward: \$311/sq. ft.

## Inventory for Sale

Weldon (Kings Point) 3%



Tamarac	3%
Broward	4%

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

Weldon (Kings Point)	109 days
Tamarac	88 days
Broward	88 days