

# Unit 7432 Ashmont Cir # 208 - Ashmont (Kings Point)

7432 Ashmont Cir # 208 - 7102-7865 Ashmont Cir, Tamarac, FL, Broward 33321

## Unit Information

MLS Number:	F10525865
Status:	Expired
Size:	1,010 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest
View:	Lake
List Price:	\$165,000
List PPSF:	\$163
Valuated Price:	\$156,000
Valuated PPSF:	\$154

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:	290
Number of active listings for rent:	0
Number of active listings for sale:	23
Building inventory for sale:	7%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

## Building Association Information

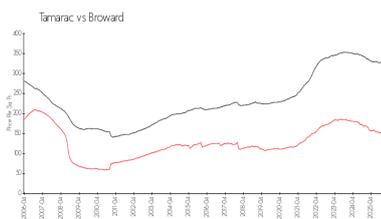
Kings Point in Tamarac  
 7620 Nob Hill Road, Tamarac,  
 FL 33321  
 Tel. (954)726-4120

<https://kingspoint.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
109	627 sq ft	Feb 2026	\$83,000	\$132
7612	1,095 sq ft	Feb 2026	\$90,000	\$82
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7612	1,095 sq ft	Feb 2026	\$90,000	\$82
212	827 sq ft	Jan 2026	\$145,000	\$175

## Market Information



Ashmont (Kings Point):	\$155/sq. ft.	Tamarac:	\$150/sq. ft.
Tamarac:	\$150/sq. ft.	Broward:	\$306/sq. ft.

## Inventory for Sale

Ashmont (Kings Point)	8%
Tamarac	5%



Broward

6%

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

Ashmont (Kings Point)

107 days

Tamarac

92 days

Broward

89 days