

Unit 9460 Sunrise Lakes blvd # 106 - Sunrise Lakes 132-154

9460 Sunrise Lakes blvd # 106 - 9650-9900 Sunrise Lakes Blvd, Sunrise, FL, Broward 33322

Unit Information

MLS Number:	F10526719
Status:	Active
Size:	640 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	Assigned
View:	Canal
List Price:	\$69,777
List PPSF:	\$109
Valuated Price:	\$90,000
Valuated PPSF:	\$141

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:	786
Number of active listings for rent:	0
Number of active listings for sale:	41
Building inventory for sale:	5%
Number of sales over the last 12 months:	39
Number of sales over the last 6 months:	20
Number of sales over the last 3 months:	7

Building Association Information

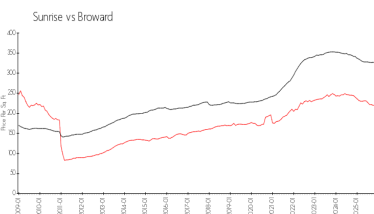
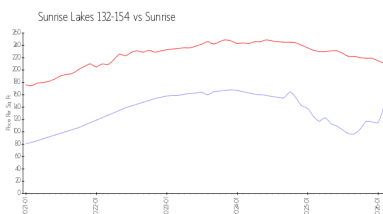
Sunrise Lakes Condominium Association
Address: 8100 Sunrise Lakes Dr N,
Sunrise, FL 33322
Phone: +1 954-741-0446

<https://www.sunriselakes4-1.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
105	1,025 sq ft	Feb 2026	\$142,000	\$139
309	850 sq ft	Feb 2026	\$122,500	\$144
105	1,025 sq ft	Feb 2026	\$142,000	\$139
211	850 sq ft	Jan 2026	\$105,000	\$124
301	900 sq ft	Jan 2026	\$85,000	\$94
301	900 sq ft	Jan 2026	\$85,000	\$94
307	1,025 sq ft	Jan 2026	\$137,500	\$134

Market Information



Sunrise Lakes 132-154:	\$142/sq. ft.
Sunrise:	\$211/sq. ft.

Sunrise:	\$211/sq. ft.
Broward:	\$306/sq. ft.

Inventory for Sale



Built in 1980 - 786 units - 3 floors

Sunrise Lakes 132-154	5%
Sunrise	6%
Broward	6%

Avg. Time to Close Over Last 12 Months

Sunrise Lakes 132-154	118 days
Sunrise	86 days
Broward	89 days