

# Unit 3004 Portofino Isle # K4 - Portofino Village

3004 Portofino Isle # K4 - 3001 Portofino Isle, Coconut Creek, FL, Broward 33066

## Unit Information

MLS Number:	F10527891
Status:	Active
Size:	1,162 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	
List Price:	\$180,000
List PPSF:	\$155
Valuated Price:	\$114,000
Valuated PPSF:	\$99

*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.*

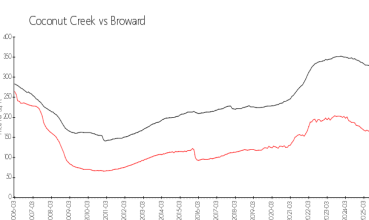
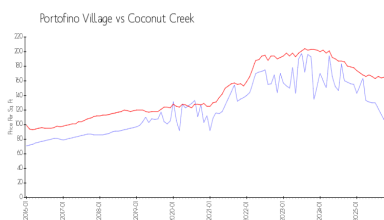
## Building Information

Number of units:	640
Number of active listings for rent:	0
Number of active listings for sale:	24
Building inventory for sale:	3%
Number of sales over the last 12 months:	23
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	5

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
C2	1,162 sq ft	Dec 2025	\$157,500	\$136
J2	1,162 sq ft	Nov 2025	\$110,000	\$95
O1	1,300 sq ft	Nov 2025	\$109,500	\$84
C2	1,156 sq ft	Nov 2025	\$125,000	\$108
O4	1,300 sq ft	Oct 2025	\$247,000	\$190

## Market Information



Portofino Village:	\$98/sq. ft.
Coconut Creek:	\$162/sq. ft.

Coconut Creek:	\$162/sq. ft.
Broward:	\$311/sq. ft.

## Inventory for Sale

Portofino Village	4%
Coconut Creek	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Portofino Village	105 days
Coconut Creek	87 days
Broward	88 days

