

Unit 901 - Tao North

901 - 2641 N Flamingo Rd, Sunrise, FL, Broward 33323

Unit Information

MLS Number: F10541617
 Status: Active
 Size: 1,690 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 0
 Parking Spaces: 2 Or More Spaces,Covered Parking,Guest Parking
 View:
 List Price: \$444,999
 List PPSF: \$263
 Valuated Price: \$391,000
 Valuated PPSF: \$231

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: 198
 Number of active listings for rent: 5
 Number of active listings for sale: 20
 Building inventory for sale: 10%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

Building Association Information

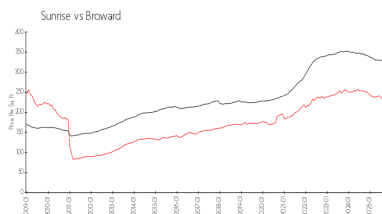
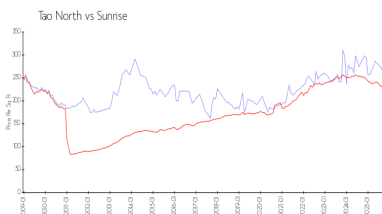
Tao Condominium
 (954) 837-0550

<https://>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| TH7 | 1,860 sq ft | Nov 2025 | \$428,000 | \$230 |
| 1804N | 1,350 sq ft | Sep 2025 | \$340,000 | \$252 |
| 301N | 957 sq ft | Aug 2025 | \$250,000 | \$261 |
| 1608N | 1,570 sq ft | May 2025 | \$514,000 | \$327 |
| 608N | 1,700 sq ft | May 2025 | \$450,000 | \$265 |
| 2406N | 1,165 sq ft | May 2025 | \$380,000 | \$326 |

Market Information



| | | | |
|------------|---------------|----------|---------------|
| Tao North: | \$249/sq. ft. | Sunrise: | \$220/sq. ft. |
| Sunrise: | \$220/sq. ft. | Broward: | \$311/sq. ft. |

Inventory for Sale

| | |
|-----------|-----|
| Tao North | 10% |
| Sunrise | 5% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months



Built in 2009 - 198 units - 26 floors

Tao North
Sunrise
Broward

103 days
80 days
88 days