

# Unit 12641 NW 32nd PI - Artesia Townhomes

12641 NW 32nd PI - 3030-3398 NW 125 Wy, Sunrise, FL, Broward 33323

## Unit Information

MLS Number: F10544095  
 Status: Active  
 Size: 1,611 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 0  
 Parking Spaces: Attached, Attached Garage, Covered, Garage, Garage Door Opener, Guest  
 View: Other  
 List Price: \$525,000  
 List PPSF: \$326  
 Valuated Price: \$434,000  
 Valuated PPSF: \$269

*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: 468  
 Number of active listings for rent: 0  
 Number of active listings for sale: 14  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 11  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 3

## Building Association Information

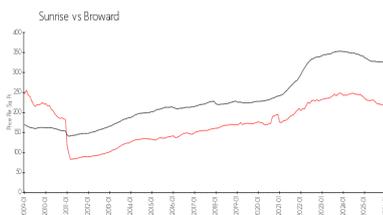
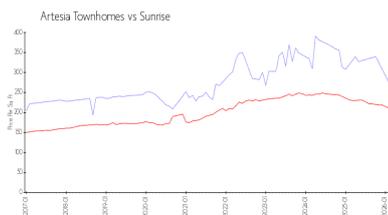
Artesia Master Association Inc  
 12550 NW 29th Mnr  
 Sunrise, FL 33323  
 (954) 514-1045

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
		Dec 2025	\$460,000	
7001	2,544 sq ft	Dec 2025	\$755,000	\$297
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	1,611 sq ft	Oct 2025	\$545,000	\$338
	1,725 sq ft	Oct 2025	\$515,000	\$299

## Market Information



Artesia Townhomes: \$276/sq. ft.  
 Sunrise: \$211/sq. ft.

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 Broward: \$306/sq. ft.

## Inventory for Sale

Artesia Townhomes: 3%  
 Sunrise: 6%  
 Broward: 6%



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

Artesia Townhomes	73 days
Sunrise	86 days
Broward	89 days