

Unit 8060 Colony Cir N # 207 - Versailles Gardens

8060 Colony Cir N # 207 - 7825-8060 Fairview Dr, Tamarac, FL, Broward 33321

Unit Information

MLS Number:	RX-10927360
Status:	Active Under Contract
Size:	750 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	
View:	
List Price:	\$159,000
List PPSF:	\$212
Valuated Price:	\$149,000
Valuated PPSF:	\$199

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:	600
Number of active listings for rent:	0
Number of active listings for sale:	11
Building inventory for sale:	1%
Number of sales over the last 12 months:	21
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	6

Building Association Information

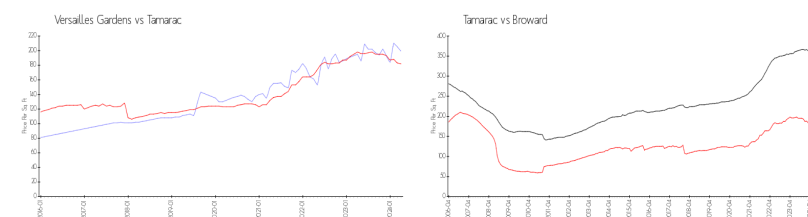
Versailles Gardens Condo Associates
 Address: 8040 Fairview Dr,
 Tamarac, FL 33321
 Phone: +1 (954) 726-9610
 Versailles Gardens
 Condominium Association
 Address: 8040 Fairview Dr
 Tamarac, FL 33321
 Phone: +1 (954) 721-0200

<http://www.versaillesgardens.org/versaillesgardens/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
209	949 sq ft	May 2024	\$180,000	\$190
106	949 sq ft	May 2024	\$195,000	\$205
104	750 sq ft	Apr 2024	\$156,000	\$208
305	949 sq ft	Apr 2024	\$180,000	\$190
108	750 sq ft	Apr 2024	\$148,000	\$197

Market Information



Versailles Gardens: \$199/sq. ft.

Tamarac: \$182/sq. ft.



Tamarac:	\$182/sq. ft.	Broward:	\$351/sq. ft.
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Inventory for Sale

Versailles Gardens	2%
Tamarac	3%
Broward	4%

Avg. Time to Close Over Last 12 Months

Versailles Gardens	44 days
Tamarac	56 days
Broward	67 days