

Unit 1805 Eleuthera Pt # G1 - Eleuthera Village (1801 1802 1803 1804 & 1805)

1805 Eleuthera Pt # G1 - 1801 Eleuthera Pt, Coconut Creek, FL, Broward 33066

Unit Information

MLS Number: RX-10951454
 Status: Active
 Size: 918 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 0
 Parking Spaces:
 View: Lagoon,Pond,Preserve
 List Price: \$249,900
 List PPSF: \$272
 Valuated Price: \$138,000
 Valuated PPSF: \$173

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: 240
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 3%
 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: 0

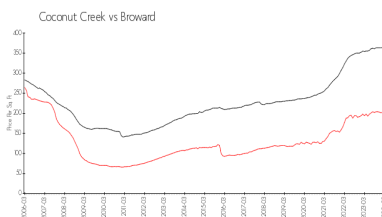
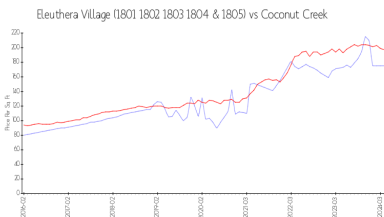
Building Association Information

ELEUTHERA VILLAGE
 CONDOMINIUM ASSOCIATION, INC.
 ADDRESS ELEUTHERA VILLAGE B
 CONDO 1802 ELEUTHERA PT
 COCONUT CREEK, FL 33066

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| F1 | 1,275 sq ft | Jan 2024 | \$199,000 | \$156 |
| K4 | 1,350 sq ft | Dec 2023 | \$260,000 | \$193 |
| E2 | 1,157 sq ft | Nov 2023 | \$248,000 | \$214 |
| J3 | 798 sq ft | Oct 2023 | \$138,000 | \$173 |
| M-3 | | Oct 2023 | \$244,500 | |

Market Information



| | | | |
|---|---------------|----------------|---------------|
| Eleuthera Village (1801 1802 1803 1804 & 1805): | \$175/sq. ft. | Coconut Creek: | \$197/sq. ft. |
| Coconut Creek: | \$197/sq. ft. | Broward: | \$348/sq. ft. |

Inventory for Sale



| | |
|--|----|
| Eleuthera Village (1801 1802 1803 1804 & 1805) | 3% |
| Coconut Creek | 2% |
| Broward | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|--|---------|
| Eleuthera Village (1801 1802 1803 1804 & 1805) | 50 days |
| Coconut Creek | 63 days |
| Broward | 67 days |