

Unit 2004 Granada Dr # L4 - Granada Village (2001 to 2006)

2004 Granada Dr # L4 - 2001 Granada Dr, Coconut Creek, FL, Broward 33066

Unit Information

MLS Number: RX-11009676
 Status: Active
 Size: 1,325 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned, Golf Cart, Guest
 View: Garden
 List Price: \$130,000
 List PPSF: \$98
 Valuated Price: \$188,000
 Valuated PPSF: \$163

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: 320
 Number of active listings for rent: 0
 Number of active listings for sale: 18
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 15
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 1

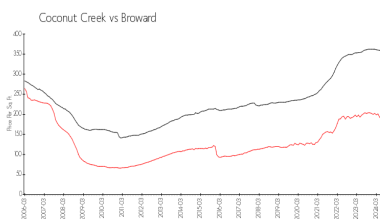
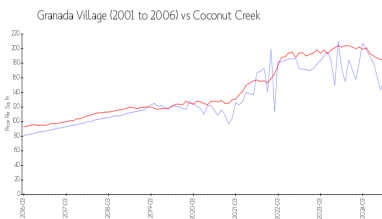
Building Association Information

Granada Village Condominium Association
 1310 Avenue Of The Stars
 Coconut Creek, FL 33066
 Phone: (954) 978-2600

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
H1	1,156 sq ft	Nov 2024	\$130,000	\$112
A1	1,307 sq ft	Aug 2024	\$160,000	\$122
H-4	1,250 sq ft	Aug 2024	\$165,000	\$132
B1	1,325 sq ft	Aug 2024	\$164,000	\$124
A2	1,291 sq ft	Aug 2024	\$185,000	\$143

Market Information

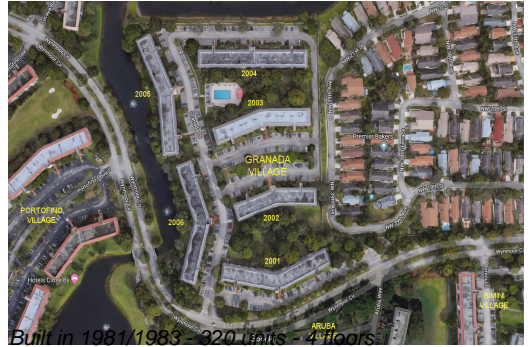


Granada Village (2001 to 2006):	\$160/sq. ft.	Coconut Creek:	\$185/sq. ft.
Coconut Creek:	\$185/sq. ft.	Broward:	\$339/sq. ft.

Inventory for Sale

Granada Village (2001 to 2006) 6%
 Coconut Creek 4%
 Broward 4%

Avg. Time to Close Over Last 12 Months



Granada Village (2001 to 2006)

46 days

Coconut Creek

66 days

Broward

75 days