

# Unit 2202 S Cypress Bend Dr # 702 - Cypress Bend II (2200 2202 2206 2208 2212 2214)

2202 S Cypress Bend Dr # 702 - 2200 S Cypress Bend Dr, Pompano Beach, FL, Broward 33069

## Unit Information

MLS Number: RX-11032896  
 Status: Active  
 Size: 1,222 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 0  
 Parking Spaces: Assigned, Guest  
 View: Canal  
 Rental Price: \$2,400  
 List PPSF: \$2  
 Valuated Price: \$196,000  
 Valuated PPSF: \$160

*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

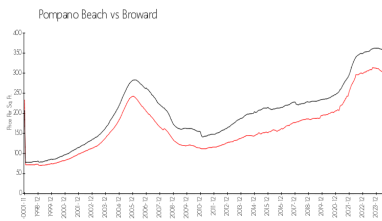
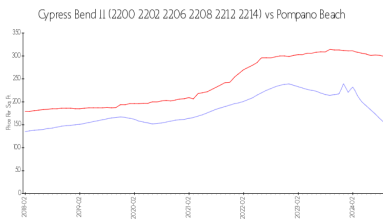
Number of units: 304  
 Number of active listings for rent: 0  
 Number of active listings for sale: 22  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

Cypress Bend Condominium II Assoc. Inc  
 2204 S Cypress Bend Dr  
 Pompano Beach, FL 33069  
 (954) 979-2326  
 J&L Property Management  
 PO BOX 30402  
 Tampa, FL 33630-3402  
 954-979-2326

<https://cypressbendii.com/>

## Market Information



Cypress Bend II (2200 2202 2206 2208 2212 2214): \$154/sq. ft.  
 Pompano Beach: \$299/sq. ft.

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 Broward: \$339/sq. ft.

## Inventory for Sale

Cypress Bend II (2200 2202 2206 2208 2212 2214) 7%  
 Pompano Beach 4%  
 Broward 4%



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

Cypress Bend II (2200 2202 2206 2208 2212 2214)	55 days
Pompano Beach	79 days
Broward	74 days