

Unit 2904 Victoria Pl # E3 - Victoria Village (A-K)

2904 Victoria Pl # E3 - 2801 Victoria Wy, Coconut Creek, FL, Broward 33066

Unit Information

MLS Number: RX-11033239
 Status: Active
 Size: 798 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: Assigned, Vehicle Restrictions
 View: Lake
 List Price: \$119,900
 List PPSF: \$150
 Valuated Price: \$112,000
 Valuated PPSF: \$140

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.

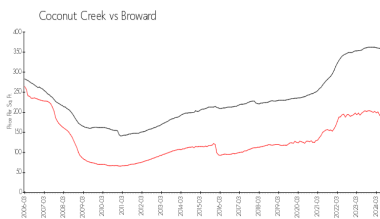
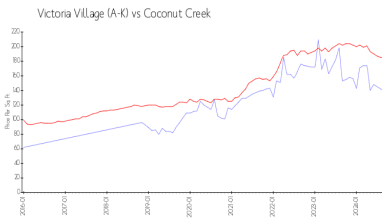
Building Information

Number of units: 472
 Number of active listings for rent: 0
 Number of active listings for sale: 21
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 21
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 2

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
D1	811 sq ft	Oct 2024	\$123,000	\$152
G2	690 sq ft	Sep 2024	\$120,000	\$174
E4	798 sq ft	Jun 2024	\$125,000	\$157
D2	1,165 sq ft	Jun 2024	\$186,000	\$160
C3	1,165 sq ft	Jun 2024	\$148,000	\$127

Market Information



Victoria Village (A-K): \$139/sq. ft.
 Coconut Creek: \$185/sq. ft.

Coconut Creek: \$185/sq. ft.
 Broward: \$339/sq. ft.

Inventory for Sale

Victoria Village (A-K) 4%
 Coconut Creek 4%
 Broward 4%

Avg. Time to Close Over Last 12 Months

Victoria Village (A-K) 93 days
 Coconut Creek 66 days
 Broward 74 days

