

# Unit 9575 Weldon Cir # C313 - Weldon (Kings Point)

9575 Weldon Cir # C313 - 9511 Weldon Cir, Tamarac, FL, Broward 33321

## Unit Information

|                 |              |
|-----------------|--------------|
| MLS Number:     | RX-11115027  |
| Status:         | Active       |
| Size:           | 1,215 Sq ft. |
| Bedrooms:       | 2            |
| Full Bathrooms: | 2            |
| Half Bathrooms: | 0            |
| Parking Spaces: | Assigned     |
| View:           |              |
| List Price:     | \$245,000    |
| List PPSF:      | \$202        |
| Valuated Price: | \$171,000    |
| Valuated PPSF:  | \$141        |

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:                         | 652 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 15  |
| Building inventory for sale:             | 2%  |
| Number of sales over the last 12 months: | 21  |
| Number of sales over the last 6 months:  | 15  |
| Number of sales over the last 3 months:  | 8   |

## Building Association Information

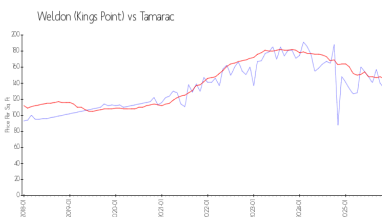
Kings Point in Tamarac  
7620 Nob Hill Road, Tamarac,  
FL 33321  
Tel. (954)726-4120

<https://BrowardTamaracWeldon Cir>

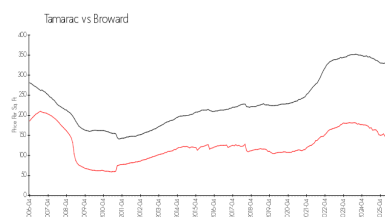
## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| K206   | 839 sq ft   | Nov 2025     | \$110,000  | \$131 |
| F406   | 1,215 sq ft | Nov 2025     | \$153,400  | \$126 |
| E411   | 1,215 sq ft | Nov 2025     | \$170,000  | \$140 |
| J208   | 981 sq ft   | Nov 2025     | \$140,000  | \$143 |
| I201   | 1,298 sq ft | Nov 2025     | \$175,000  | \$135 |
| H403   | 1,153 sq ft | Nov 2025     | \$128,000  | \$111 |

## Market Information



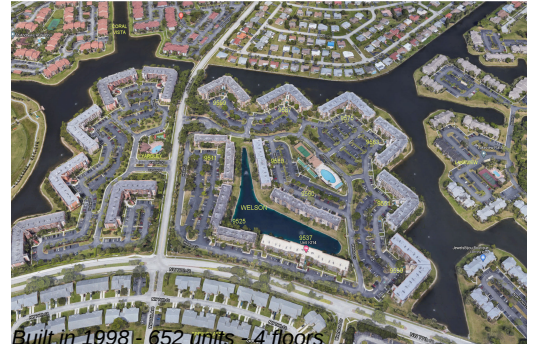
Weldon (Kings Point): \$134/sq. ft.  
Tamarac: \$146/sq. ft.



Tamarac: \$146/sq. ft.  
Broward: \$311/sq. ft.

## Inventory for Sale

Weldon (Kings Point) 2%



|         |    |
|---------|----|
| Tamarac | 3% |
| Broward | 4% |

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

|                      |          |
|----------------------|----------|
| Weldon (Kings Point) | 109 days |
| Tamarac              | 88 days  |
| Broward              | 88 days  |