

Unit 7951 Southgate Blvd # F1 - Royale Gardens

7951 Southgate Blvd # F1 - 7901 Southgate Blvd, North Lauderdale, FL, Broward 33068

Unit Information

MLS Number:	RX-11125470
Status:	Active
Size:	1,010 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned,Guest
View:	Garden
List Price:	\$309,997
List PPSF:	\$307
Valuated Price:	\$250,000
Valuated PPSF:	\$248

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.

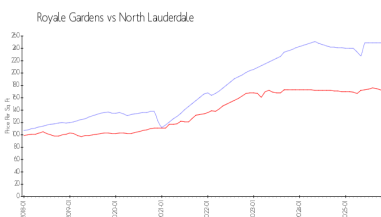
Building Information

Number of units:	144
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	2%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

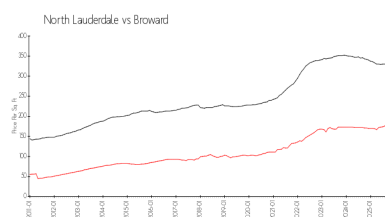
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
H4	1,010 sq ft	Jun 2025	\$250,000	\$248
B1	1,010 sq ft	May 2025	\$230,000	\$228
I3	1,010 sq ft	May 2025	\$230,000	\$228
F8	1,010 sq ft	May 2025	\$230,000	\$228
H5	1,010 sq ft	Mar 2025	\$240,500	\$238

Market Information



Royale Gardens: \$249/sq. ft.
North Lauderdale: \$171/sq. ft.



North Lauderdale: \$171/sq. ft.
Broward: \$311/sq. ft.

Inventory for Sale

Royale Gardens	2%
North Lauderdale	2%
Broward	4%

Avg. Time to Close Over Last 12 Months

Royale Gardens	120 days
North Lauderdale	70 days
Broward	88 days

