

# Unit 2700 W Sunrise Lakes Dr # 301 - Sunrise Lakes 2-22

2700 W Sunrise Lakes Dr # 301 - 2600-2950 W Sunrise Lakes Dr, Sunrise, FL, Broward 33322

## Unit Information

|                 |             |
|-----------------|-------------|
| MLS Number:     | RX-11130268 |
| Status:         | Active      |
| Size:           | 850 Sq ft.  |
| Bedrooms:       | 2           |
| Full Bathrooms: | 2           |
| Half Bathrooms: | 0           |
| Parking Spaces: | Assigned    |
| View:           |             |
| List Price:     | \$110,000   |
| List PPSF:      | \$129       |
| Valuated Price: | \$91,000    |
| Valuated PPSF:  | \$107       |

*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:                         | 720 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 32  |
| Building inventory for sale:             | 4%  |
| Number of sales over the last 12 months: | 27  |
| Number of sales over the last 6 months:  | 14  |
| Number of sales over the last 3 months:  | 7   |

## Building Association Information

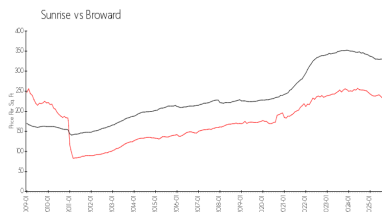
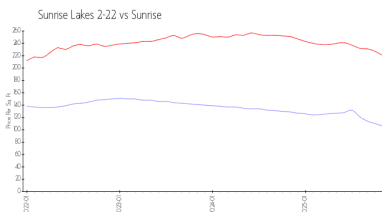
Sunrise Lakes Condominium Association  
Address: 8100 Sunrise Lakes Dr N,  
Sunrise, FL 33322  
Phone: +1 954-741-0446

<https://sunriselakesone.com/>

## Recent Sales

| Unit # | Size      | Closing Date | Sale Price | PPSF  |
|--------|-----------|--------------|------------|-------|
| 202    | 850 sq ft | Dec 2025     | \$50,000   | \$59  |
| 112    | 850 sq ft | Dec 2025     | \$110,000  | \$129 |
| 110    | 850 sq ft | Nov 2025     | \$83,000   | \$98  |
| 301    | 850 sq ft | Oct 2025     | \$128,000  | \$151 |
| 106    | 640 sq ft | Oct 2025     | \$75,000   | \$117 |
| 201    | 850 sq ft | Oct 2025     | \$180,000  | \$212 |

## Market Information



Sunrise Lakes 2-22: \$106/sq. ft.  
Sunrise: \$220/sq. ft.

Sunrise: \$220/sq. ft.  
Broward: \$311/sq. ft.

## Inventory for Sale

Sunrise Lakes 2-22 4%



|         |    |
|---------|----|
| Sunrise | 4% |
| Broward | 4% |

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

|                    |          |
|--------------------|----------|
| Sunrise Lakes 2-22 | 108 days |
| Sunrise            | 80 days  |
| Broward            | 88 days  |