

# Unit 4 B - Hemispheres Ocean North

4 B - 1950 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11551401  
 Status: Active  
 Size: 870 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces:  
 View: Ocean View  
 Rental Price: \$2,850  
 List PPSF: \$3  
 Valuated Price: \$313,000  
 Valuated PPSF: \$360

*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

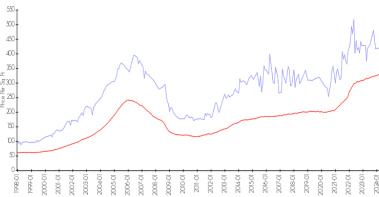
Number of units: 331  
 Number of active listings for rent: 3  
 Number of active listings for sale: 10  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 2

## Building Association Information

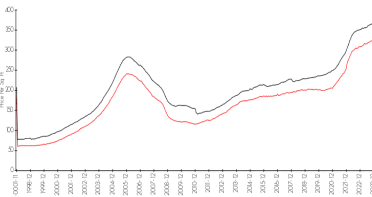
Hemispheres Condominium Association  
 (954) 458-7144

## Market Information

Hemispheres Ocean North vs Hallandale Beach



Hallandale Beach vs Broward



Hemispheres Ocean North: \$421/sq. ft.  
 Hallandale Beach: \$325/sq. ft.  
 Hallandale Beach: \$325/sq. ft.  
 Broward: \$351/sq. ft.

## Inventory for Sale

Hemispheres Ocean North: 3%  
 Hallandale Beach: 4%  
 Broward: 4%

## Avg. Time to Close Over Last 12 Months

Hemispheres Ocean North: 89 days  
 Hallandale Beach: 76 days  
 Broward: 67 days

