

Unit 16 L - Hemispheres Ocean South

16 L - 1980 S Ocean Dr, Hallandale Beach, FL, Broward 33009

Unit Information

MLS Number: F10413568
 Status: Active
 Size: 870 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Open Space Parking, Valet Parking
 View: Intracoastal View, Direct Ocean
 List Price: \$425,000
 List PPSF: \$489
 Valuated Price: \$367,000
 Valuated PPSF: \$422

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: 327
 Number of active listings for rent: 4
 Number of active listings for sale: 12
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

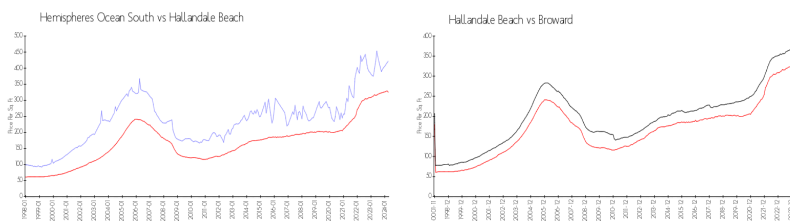
Building Association Information

The hemisphere Condominium Association
 (954) 454-1876

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
18N	870 sq ft	Feb 2024	\$345,000	\$397
5B	870 sq ft	Feb 2024	\$340,000	\$391
16D	870 sq ft	Feb 2024	\$370,000	\$425
16h	1,240 sq ft	Dec 2023	\$400,000	\$323
11L	870 sq ft	Dec 2023	\$280,000	\$322

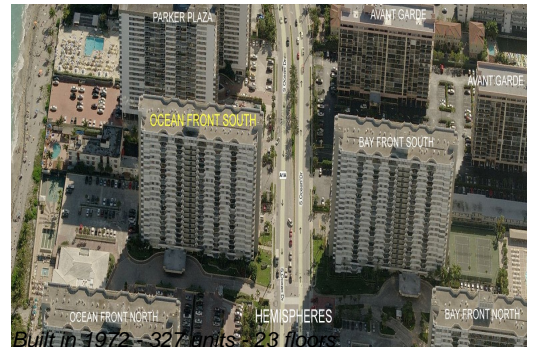
Market Information



Hemispheres Ocean South: \$422/sq. ft.
 Hallandale Beach: \$325/sq. ft.
 Hallandale Beach: \$325/sq. ft.
 Broward: \$351/sq. ft.

Inventory for Sale

Hemispheres Ocean South: 4%
 Hallandale Beach: 4%
 Broward: 4%



Avg. Time to Close Over Last 12 Months

Hemispheres Ocean South	109 days
Hallandale Beach	76 days
Broward	67 days