

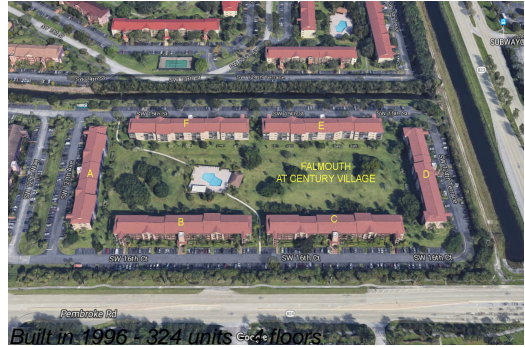
# Unit 12651 SW 16th Ct # 302B - Falmouth at Century Village (A-F)

12651 SW 16th Ct # 302B - 12551-12651 SW 16 Ct, Pembroke Pines, FL, Broward 33027

## Unit Information

MLS Number:	F10431784
Status:	Active
Size:	1,207 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Spaces
View:	
Rental Price:	\$2,200
List PPSF:	\$2
Valuated Price:	\$249,000
Valuated PPSF:	\$206

*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.*

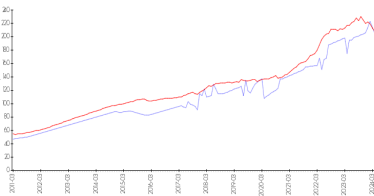


## Building Information

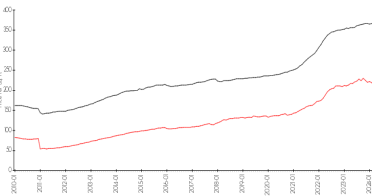
Number of units:	320
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	2%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	7

## Market Information

Falmouth at Century Village (A-F) vs Pembroke Pines



Pembroke Pines vs Broward



Falmouth at Century Village (A-F): \$205/sq. ft.  
Pembroke Pines: \$208/sq. ft.

Pembroke Pines: \$208/sq. ft.  
Broward: \$351/sq. ft.

## Inventory for Sale

Falmouth at Century Village (A-F)	3%
Pembroke Pines	3%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Falmouth at Century Village (A-F)	38 days
Pembroke Pines	56 days
Broward	67 days