

Unit 2690 SW 85th Ter # 101 - Murano at Hampton Park

2690 SW 85th Ter # 101 - 2501-2899 SW 83 Ter, Miramar, FL, Broward 33025

Unit Information

MLS Number:	A11574015
Status:	Active
Size:	1,815 Sq ft.
Bedrooms:	4
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$535,000
List PPSF:	\$295
Valuated Price:	\$446,000
Valuated PPSF:	\$246



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:	396
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	1%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

Building Association Information

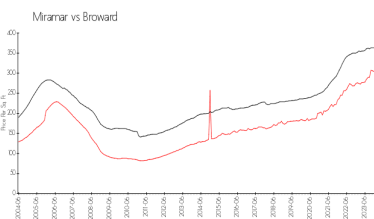
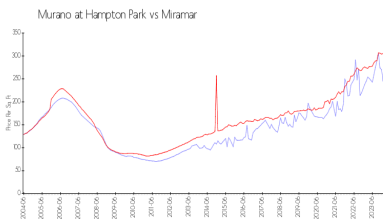
Murano At Hampton Park
 Community Association Inc
 8540 Sw 25th Court, Miramar, FL 33025
 Phone: (954) 433-2230

<http://hamptonparkonline.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,530 sq ft	Apr 2024	\$430,000	\$281
101	1,815 sq ft	Mar 2024	\$539,000	\$297
103	1,450 sq ft	Jan 2024	\$390,000	\$269
105	1,450 sq ft	Dec 2023	\$390,000	\$269
101	1,450 sq ft	Nov 2023	\$375,000	\$259

Market Information



Murano at Hampton Park:	\$259/sq. ft.	Miramar:	\$295/sq. ft.
Miramar:	\$295/sq. ft.	Broward:	\$348/sq. ft.

Inventory for Sale

Murano at Hampton Park	1%
Miramar	1%
Broward	3%

Avg. Time to Close Over Last 12 Months

Murano at Hampton Park	43 days
Miramar	37 days
Broward	67 days