

# Unit 12550 SW 15th St # 312E - Falmouth at Century Village (A-F)

12550 SW 15th St # 312E - 12551-12651 SW 16 Ct, Pembroke Pines, FL, Broward 33027

## Unit Information

MLS Number:	A11581384
Status:	Active
Size:	1,207 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$250,000
List PPSF:	\$207
Valuated Price:	\$250,000
Valuated PPSF:	\$207

*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

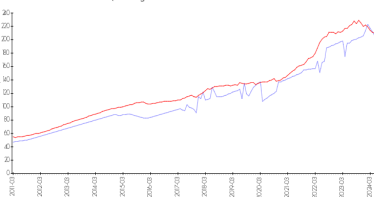
Number of units:	320
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	2%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	2

## Recent Sales

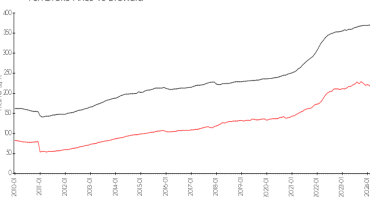
Unit #	Size	Closing Date	Sale Price	PPSF
306D	1,032 sq ft	Jun 2024	\$210,000	\$203
208B	1,207 sq ft	May 2024	\$242,500	\$201
304A	1,137 sq ft	Mar 2024	\$245,000	\$215
110B	1,056 sq ft	Mar 2024	\$175,000	\$166
206A	1,033 sq ft	Mar 2024	\$190,000	\$184

## Market Information

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



Pembroke Pines vs Broward



Falmouth at Century Village (A-F): \$206/sq. ft.  
Pembroke Pines: \$210/sq. ft.

Pembroke Pines: \$210/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)	44 days
Pembroke Pines	57 days
Broward	69 days

