

# Unit 20 D - Hemispheres Bay South

20 D - 1985 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11586675  
 Status: Active  
 Size: 870 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$399,000  
 List PPSF: \$459  
 Valuated Price: \$360,000  
 Valuated PPSF: \$414

*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: 7  
 Number of active listings for sale: 26  
 Building inventory for sale: 7%  
 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: 4

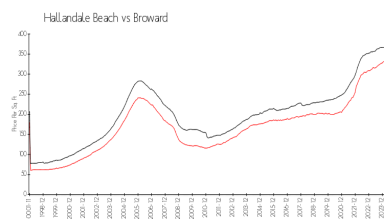
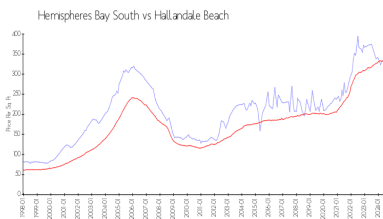
## Building Association Information

Hemisphere Condominium  
 (954) 454-2623

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2A	870 sq ft	Aug 2024	\$260,000	\$299
6F	1,340 sq ft	Jul 2024	\$385,000	\$287
3M	870 sq ft	Jul 2024	\$285,000	\$328
11K	870 sq ft	Jun 2024	\$330,000	\$379
PHH	1,240 sq ft	May 2024	\$725,000	\$585
16B	870 sq ft	May 2024	\$315,000	\$362

## Market Information

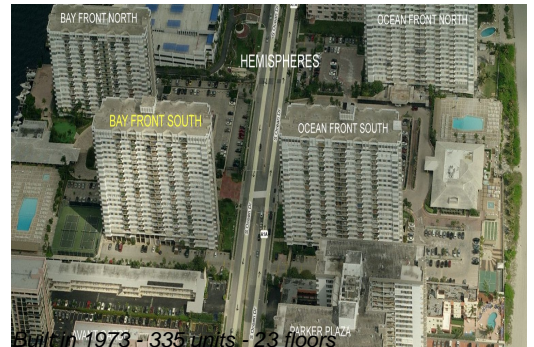


Hemispheres Bay South: \$364/sq. ft.  
 Hallandale Beach: \$331/sq. ft.

Hallandale Beach: \$331/sq. ft.  
 Broward: \$346/sq. ft.

## Inventory for Sale

Hemispheres Bay South: 8%  
 Hallandale Beach: 5%  
 Broward: 4%



## **Avg. Time to Close Over Last 12 Months**

Hemispheres Bay South	103 days
Hallandale Beach	76 days
Broward	72 days