

# Unit 16 G - Hemispheres Bay South

16 G - 1985 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number: A11692198  
 Status: Active  
 Size: 1,240 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Valet Parking  
 View: Ocean View  
 Rental Price: \$3,900  
 List PPSF: \$3  
 Valuated Price: \$443,000  
 Valuated PPSF: \$357

*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.*

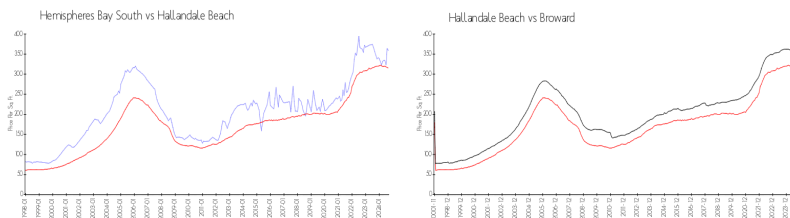
## Building Information

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: 18  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 4

## Building Association Information

Hemisphere Condominium  
 (954) 454-2623

## Market Information



Hemispheres Bay South:	\$359/sq. ft.	Hallandale Beach:	\$315/sq. ft.
Hallandale Beach:	\$315/sq. ft.	Broward:	\$339/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	106 days
Hallandale Beach	80 days
Broward	74 days

