

# Unit 7 L - Hemispheres Ocean North

7 L - 1950 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

MLS Number:	A11695632
Status:	Active
Size:	870 Sq ft.
Bedrooms:	2
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	
View:	Ocean View,Pool Area View,Water View
Rental Price:	\$3,250
List PPSF:	\$4
Valuated Price:	\$324,000
Valuated PPSF:	\$372

*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

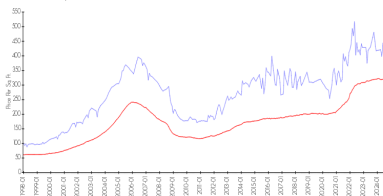
Number of units:	331
Number of active listings for rent:	3
Number of active listings for sale:	17
Building inventory for sale:	5%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

## Building Association Information

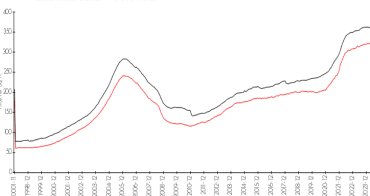
Hemispheres Condominium Association  
(954) 458-7144

## Market Information

Hemispheres Ocean North vs Hallandale Beach



Hallandale Beach vs Broward



Hemispheres Ocean North:	\$405/sq. ft.	Hallandale Beach:	\$315/sq. ft.
Hallandale Beach:	\$315/sq. ft.	Broward:	\$339/sq. ft.

## Inventory for Sale

Hemispheres Ocean North	5%
Hallandale Beach	5%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Hemispheres Ocean North	58 days
Hallandale Beach	80 days
Broward	74 days

