

Unit 2641 SW 83rd Ter # 104 - Murano at Hampton Park

2641 SW 83rd Ter # 104 - 2501-2899 SW 83 Ter, Miramar, FL, Broward 33025

Unit Information

MLS Number: A11873669
 Status: Active
 Size: 1,450 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Guest Parking
 View:
 List Price: \$363,000
 List PPSF: \$250
 Valuated Price: \$385,000
 Valuated PPSF: \$266

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: 6
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

Building Association Information

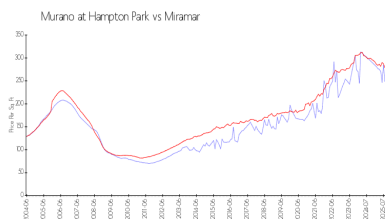
Murano At Hampton Park
 Community Association Inc
 8540 Sw 25th Court, Miramar, FL 33025
 Phone: (954) 433-2230

<https://hamptonparkonline.com/>

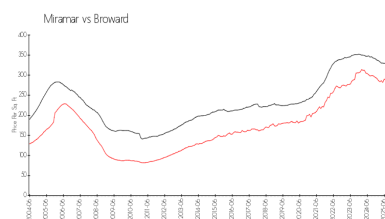
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,450 sq ft	Aug 2025	\$360,000	\$248
102	1,530 sq ft	Jul 2025	\$412,000	\$269
103	1,669 sq ft	Jun 2025	\$390,000	\$234
104	1,530 sq ft	May 2025	\$430,000	\$281
103	1,450 sq ft	Mar 2025	\$363,000	\$250
	1,450 sq ft	Mar 2025	\$375,000	\$259

Market Information



Murano at Hampton Park: \$242/sq. ft.
 Miramar: \$275/sq. ft.



Miramar: \$275/sq. ft.
 Broward: \$311/sq. ft.

Inventory for Sale

Murano at Hampton Park 2%



Miramar	2%
Broward	4%

Avg. Time to Close Over Last 12 Months

Murano at Hampton Park	58 days
Miramar	61 days
Broward	88 days