

# Unit 8 Q - Hemispheres Ocean South

8 Q - 1980 S Ocean Dr, Hallandale Beach, FL, Broward 33009

## Unit Information

|                 |                  |
|-----------------|------------------|
| MLS Number:     | A11919309        |
| Status:         | Active           |
| Size:           | 1,740 Sq ft.     |
| Bedrooms:       | 3                |
| Full Bathrooms: | 2                |
| Half Bathrooms: | 1                |
| Parking Spaces: | 2 Or More Spaces |
| View:           |                  |
| List Price:     | \$599,000        |
| List PPSF:      | \$344            |
| Valuated Price: | \$391,000        |
| Valuated PPSF:  | \$225            |

*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:                         | 327 |
| Number of active listings for rent:      | 4   |
| Number of active listings for sale:      | 14  |
| Building inventory for sale:             | 4%  |
| Number of sales over the last 12 months: | 7   |
| Number of sales over the last 6 months:  | 5   |
| Number of sales over the last 3 months:  | 2   |

## Building Association Information

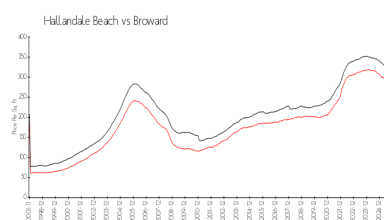
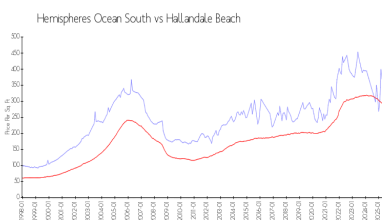
The hemisphere Condominium Association  
(954) 454-1876

<https://>

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 22E    | 1,780 sq ft | Nov 2025     | \$635,000  | \$357 |
| 6G     | 1,240 sq ft | Oct 2025     | \$440,000  | \$355 |
| 15g    | 1,350 sq ft | Sep 2025     | \$465,000  | \$344 |
| MK     | 870 sq ft   | Jul 2025     | \$235,000  | \$270 |
| 10q    | 1,740 sq ft | Jul 2025     | \$495,000  | \$284 |

## Market Information



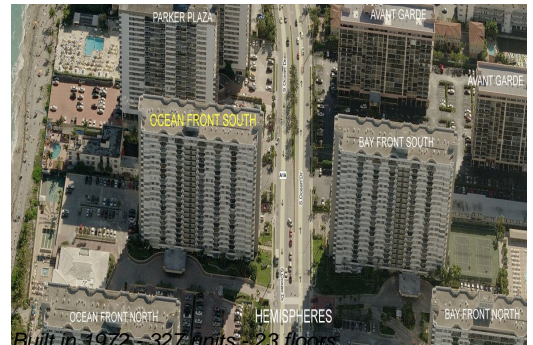
Hemispheres Ocean South: \$307/sq. ft.  
Hallandale Beach: \$293/sq. ft.

Hallandale Beach: \$293/sq. ft.  
Broward: \$311/sq. ft.

## Inventory for Sale

|                         |    |
|-------------------------|----|
| Hemispheres Ocean South | 4% |
| Hallandale Beach        | 5% |
| Broward                 | 4% |

## Avg. Time to Close Over Last 12 Months



|                         |          |
|-------------------------|----------|
| Hemispheres Ocean South | 82 days  |
| Hallandale Beach        | 102 days |
| Broward                 | 88 days  |