

Unit 16102 - Marquesa (The)

16102 - 201 SW 116 Ave, Pembroke Pines, FL, Broward 33025

Unit Information

MLS Number: A11989556
Status: Active
Size: 1,130 Sq ft.
Bedrooms: 2
Full Bathrooms: 2
Half Bathrooms: 0
Parking Spaces: 2 Or More Spaces,Additional Spaces Available,Assigned Parking

View:
List Price: \$325,000
List PPSF: \$288
Valuated Price: \$292,000
Valuated PPSF: \$241

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: 468
Number of active listings for rent: 0
Number of active listings for sale: 14
Building inventory for sale: 2%
Number of sales over the last 12 months: 12
Number of sales over the last 6 months: 3
Number of sales over the last 3 months: 1

Building Association Information

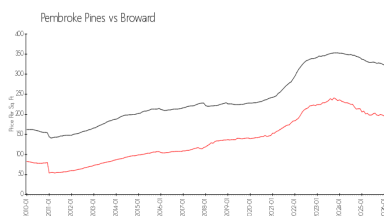
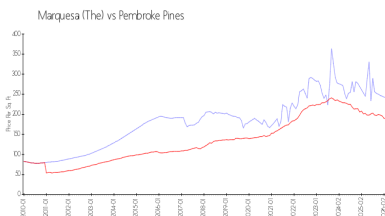
The Marquesa
Address: 145 SW 117th Ter,
Pembroke Pines, FL 33025
Phone: +1 (954) 437-9614

<https://www.marquesacondos.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
17105	690 sq ft	Feb 2026	\$230,000	\$333
6102	1,130 sq ft	Nov 2025	\$315,000	\$279
5306	1,130 sq ft	Nov 2025	\$322,000	\$285
6107	1,130 sq ft	Sep 2025	\$310,000	\$274
20206	810 sq ft	Aug 2025	\$250,000	\$309

Market Information



Marquesa (The): \$241/sq. ft.
Pembroke Pines: \$189/sq. ft.

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Broward: \$306/sq. ft.

Inventory for Sale

Marquesa (The) 3%
Pembroke Pines 4%
Broward 6%



Built in 1999 - 21 blocks ~468 units - 3 floors

Avg. Time to Close Over Last 12 Months

Marquesa (The)	64 days
Pembroke Pines	75 days
Broward	89 days