

Unit 12900 SW 13th St # 309E - Hawthorne at Century Village

12900 SW 13th St # 309E - 12900-12950 SW 13 St, Pembroke Pines, FL, Broward 33027

Unit Information

MLS Number:	F10425921
Status:	Active
Size:	1,192 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned Parking
View:	Lake
List Price:	\$379,000
List PPSF:	\$318
Valuated Price:	\$255,000
Valuated PPSF:	\$214

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:	416
Number of active listings for rent:	0
Number of active listings for sale:	14
Building inventory for sale:	3%
Number of sales over the last 12 months:	20
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	2

Building Association Information

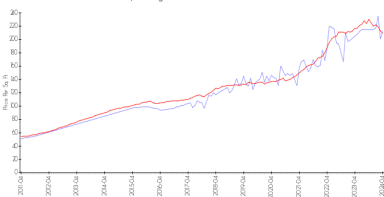
Century Village Pembroke Pines
 13800 SW 5th Ct,
 Pembroke Pines, FL 33027
 (954) 431-2137

Recent Sales

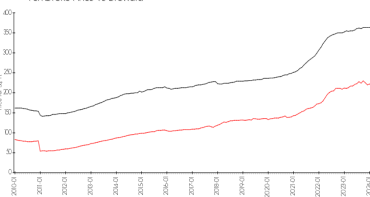
Unit #	Size	Closing Date	Sale Price	PPSF
411A	1,351 sq ft	Mar 2024	\$275,000	\$204
107G	1,192 sq ft	Feb 2024	\$211,200	\$177
111D	1,192 sq ft	Feb 2024	\$340,000	\$285
305F	575 sq ft	Jan 2024	\$175,000	\$304
409b	1,106 sq ft	Jan 2024	\$219,500	\$198
106E	1,192 sq ft	Jan 2024	\$280,000	\$235

Market Information

Hawthorne at Century Village vs Pembroke Pines



Pembroke Pines vs Broward



Hawthorne at Century Village:	\$213/sq. ft.	Pembroke Pines:	\$209/sq. ft.
Pembroke Pines:	\$209/sq. ft.	Broward:	\$348/sq. ft.

Inventory for Sale



Hawthorne at Century Village	3%
Pembroke Pines	3%
Broward	3%

Avg. Time to Close Over Last 12 Months

Hawthorne at Century Village	54 days
Pembroke Pines	54 days
Broward	67 days