

Unit 15821 SW 104th Ter # 107 - Royal Palm Place at the Hammocks

15821 SW 104th Ter # 107 - 10420 SW 158 Ct, The Crossings, FL, Miami-Dade 33196

Unit Information

MLS Number: A11512017
 Status: Active
 Size: 1,075 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$325,000
 List PPSF: \$302
 Valuated Price: \$314,000
 Valuated PPSF: \$292

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: 375
 Number of active listings for rent: 0
 Number of active listings for sale: 5
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 18
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 6

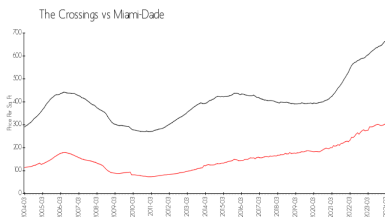
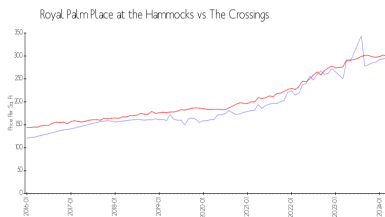
Building Association Information

Royal Palm Place Condominium
 Address: SW 157th Ave,
 Miami, FL 33196
 (305) 386-7707

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	891 sq ft	Mar 2024	\$275,000	\$309
204	891 sq ft	Mar 2024	\$282,000	\$316
103	1,075 sq ft	Mar 2024	\$305,000	\$284
208	891 sq ft	Feb 2024	\$278,000	\$312
208	1,075 sq ft	Feb 2024	\$297,000	\$276

Market Information



Royal Palm Place at the Hammocks: \$295/sq. ft.
 The Crossings: \$299/sq. ft.
 Miami-Dade: \$703/sq. ft.

Inventory for Sale

Royal Palm Place at the Hammocks 1%



The Crossings	1%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Royal Palm Place at the Hammocks	34 days
The Crossings	36 days
Miami-Dade	81 days