

Unit 103-1 - Villas at the Hammocks

103-1 - 10210 SW 154 Pl, The Crossings, FL, Miami-Dade 33196

Unit Information

MLS Number: A11591396
 Status: Active
 Size: 1,790 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$540,000
 List PPSF: \$302
 Valuated Price: \$484,000
 Valuated PPSF: \$270

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: 114
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

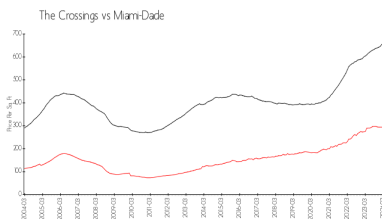
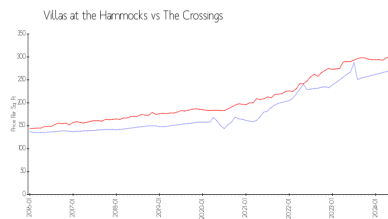
Building Association Information

Villas at the Hammocks
 Condominium Association
 Address: 10130 SW 154th Cir Ct,
 Miami, FL 33196
 941-698-2989

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
112-10	1,430 sq ft	Jun 2024	\$451,000	\$315
105-3	1,790 sq ft	Aug 2023	\$450,000	\$251
110-11	1,430 sq ft	Jul 2023	\$410,000	\$287

Market Information



Villas at the Hammocks:	\$270/sq. ft.	The Crossings:	\$303/sq. ft.
The Crossings:	\$303/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Villas at the Hammocks: 2%
 The Crossings: 1%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Villas at the Hammocks	68 days
The Crossings	40 days
Miami-Dade	82 days