

# Unit 15325 SW 106th Ter # 631 - Hammocks Trails

15325 SW 106th Ter # 631 - 15295 106 Ln, The Crossings, FL, Miami-Dade 33196

## Unit Information

MLS Number: A11646853  
 Status: Pending  
 Size: 693 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View: Garden View  
 Rental Price: \$1,875  
 List PPSF: \$3  
 Valuated Price: \$202,000  
 Valuated PPSF: \$291

*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

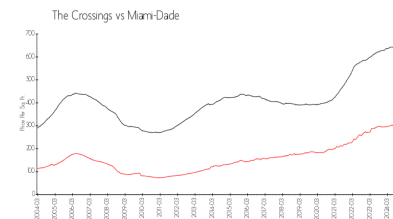
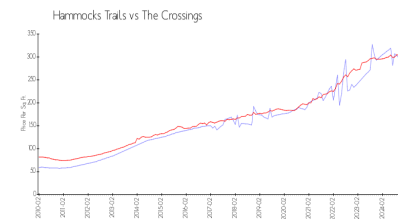
Number of units: 312  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

## Building Association Information

Hammocks Trail Condo Association  
 Address: 15301 SW 106th Ln,  
 Miami, FL 33196,  
 Phone: +1 305-383-3301

<http://www.thecrossingshoa.net/home.asp>

## Market Information



Hammocks Trails: \$294/sq. ft.  
 The Crossings: \$301/sq. ft.

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 Miami-Dade: \$693/sq. ft.

## Inventory for Sale

Hammocks Trails 2%  
 The Crossings 2%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Hammocks Trails 41 days  
 The Crossings 48 days  
 Miami-Dade 88 days

