

# Unit 715 - Blue Lagoon 3

715 - 5085 NW 7 St, Miami, FL, Miami-Dade 33126

## Unit Information

MLS Number: A11567510  
 Status: Active  
 Size: 979 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$368,000  
 List PPSF: \$376  
 Valuated Price: \$350,000  
 Valuated PPSF: \$358

*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: 195  
 Number of active listings for rent: 0  
 Number of active listings for sale: 1  
 Building inventory for sale: 0%  
 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

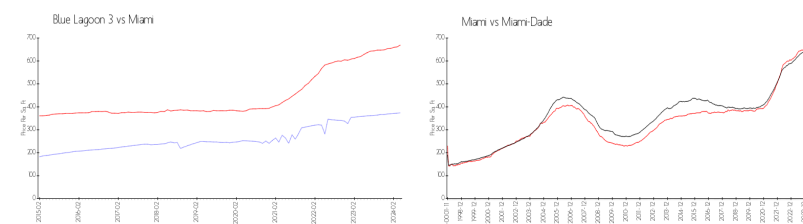
Blue Lagoon  
 Condominium Association, Inc.  
 5077 NW 7 Street  
 Miami, Florida 33126  
 Phone:(305) 442-1494  
 Fax:(305) 442-1491

<http://www.bluelagooncondominiums.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
914	923 sq ft	Feb 2024	\$355,000	\$385
TS4	902 sq ft	Nov 2023	\$330,000	\$366
PH6	923 sq ft	Oct 2023	\$367,000	\$398

## Market Information



Blue Lagoon 3:	\$374/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Blue Lagoon 3	1%
Miami	4%



Miami-Dade

3%

**Avg. Time to Close Over Last 12 Months**

Blue Lagoon 3

53 days

Miami

84 days

Miami-Dade

81 days