

# Unit 18031 Biscayne Blvd # 1601 - del Prado South

18031 Biscayne Blvd # 1601 - 18011 Biscayne Blvd, Aventura, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11574990
Status:	Active
Size:	1,565 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	
View:	Intracoastal View,Ocean View,Water View
Rental Price:	\$2,150
List PPSF:	\$1
Valuated Price:	\$320,000
Valuated PPSF:	\$204

*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.*

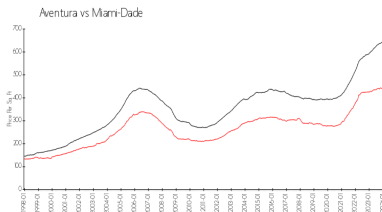
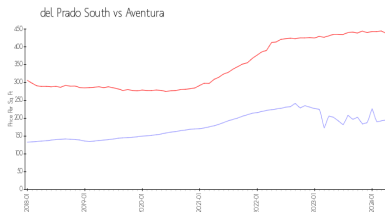
## Building Information

Number of units:	313
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	5%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	1

## Building Association Information

Plaza Del Prado Condominium Association  
 Address: 18071 Biscayne Blvd,  
 Aventura, FL 33160  
 Phone: +1 305-931-5643  
 Plaza Del Prado Condominium Association  
 18071 Biscayne Blvd  
 Aventura, FL 33160  
 (305) 682-7952  
 +1 305-931-3544

## Market Information



del Prado South:	\$195/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

del Prado South	6%
Aventura	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

del Prado South	75 days
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Aventura  
Miami-Dade

89 days  
81 days