

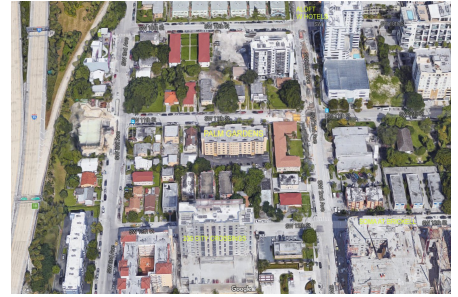
Palm Gardens

210 SW 11 St, Miami, FL, Miami-Dade 33130

Building Information

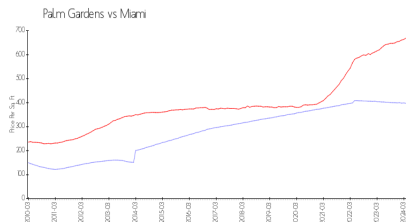
Number of units:	50
Number of active listings for rent:	0
Number of active listings for sale:	1
Building inventory for sale:	2%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

Palm Gardens Property Manager
Trust Group Management Inc
Po Box 451306 Miami FL33245
305-374-1515

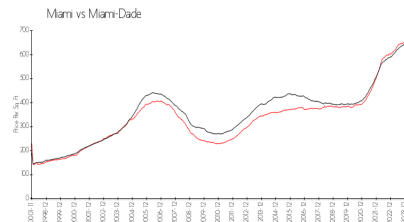


Built in 1988 - 50 units - 6 floors

Market Information



Palm Gardens: \$397/sq. ft.
Miami: \$669/sq. ft.



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Miami-Dade: \$698/sq. ft.

Inventory for Sale

Palm Gardens	2%
Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Palm Gardens	14 days
Miami	84 days
Miami-Dade	81 days