

Unit 2442 Centergate Dr # 202 - Aventine at Miramar

2442 Centergate Dr # 202 - 2400-2590 Centergate Dr, Miramar, FL, Broward 33025

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11583250 |
| Status: | Active |
| Size: | 1,450 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | |
| View: | Lagoon |
| Rental Price: | \$3,300 |
| List PPSF: | \$2 |
| Valuated Price: | \$442,000 |
| Valuated PPSF: | \$305 |

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.

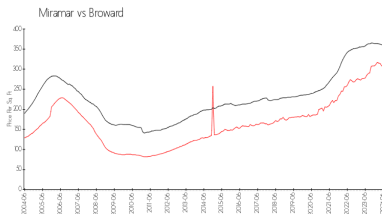
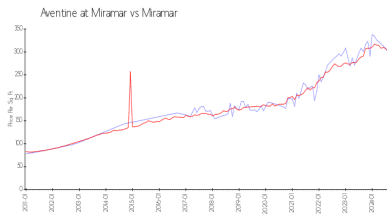
Building Information

| | |
|--|-----|
| Number of units: | 848 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 6 |
| Building inventory for sale: | 0% |
| Number of sales over the last 12 months: | 14 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 2 |

Building Association Information

Aventine at Miramar
 HOMEOWNERS/CONDO ASSOCIATION
 2436 Centergate Drive
 Miramar, FL 33025
 (954) 435-464

Market Information



Aventine at Miramar: \$304/sq. ft.
 Miramar: \$302/sq. ft.

Miramar: \$302/sq. ft.
 Broward: \$345/sq. ft.

Inventory for Sale

| | |
|---------------------|----|
| Aventine at Miramar | 1% |
| Miramar | 1% |
| Broward | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|---------------------|---------|
| Aventine at Miramar | 41 days |
| Miramar | 46 days |
| Broward | 72 days |

