

# Unit 2548 Centergate Dr # 304 - Aventine at Miramar

2548 Centergate Dr # 304 - 2400-2590 Centergate Dr, Miramar, FL, Broward 33025

## Unit Information

MLS Number: A11640225  
 Status: Pending  
 Size: 800 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$1,875  
 List PPSF: \$2  
 Valuated Price: \$240,000  
 Valuated PPSF: \$300

*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.*

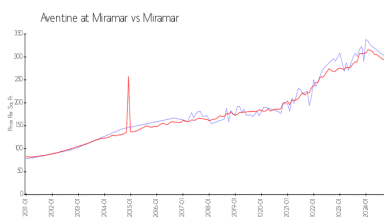
## Building Information

Number of units: 848  
 Number of active listings for rent: 0  
 Number of active listings for sale: 7  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 3

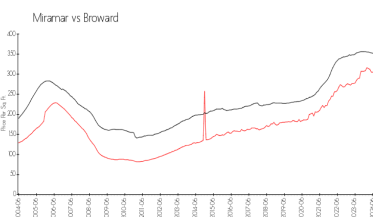
## Building Association Information

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

## Market Information



Aventine at Miramar: \$296/sq. ft.  
 Miramar: \$284/sq. ft.



Miramar: \$284/sq. ft.  
 Broward: \$334/sq. ft.

## Inventory for Sale

Aventine at Miramar 1%  
 Miramar 1%  
 Broward 5%

## Avg. Time to Close Over Last 12 Months

Aventine at Miramar 48 days  
 Miramar 51 days  
 Broward 77 days

