

# Unit 2544 Centergate Dr # 305 - Aventine at Miramar

2544 Centergate Dr # 305 - 2400-2590 Centergate Dr, Miramar, FL, Broward 33025

## Unit Information

MLS Number:	A11856154
Status:	Active
Size:	800 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space,Guest Parking
View:	
Rental Price:	\$1,850
List PPSF:	\$2
Valuated Price:	\$220,000
Valuated PPSF:	\$275

*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

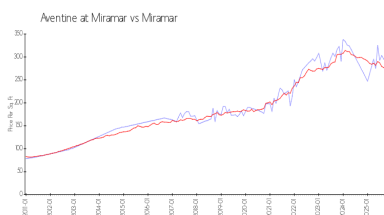
Number of units:	848
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	0%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	6

## Building Association Information

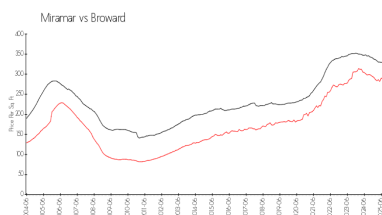
Aventine at Miramar  
HOMEOWNERS/CONDO ASSOCIATION  
2436 Centergate Drive  
Miramar, FL 33025  
(954) 435-464

<https://>

## Market Information



Aventine at Miramar: \$272/sq. ft.  
Miramar: \$275/sq. ft.



Miramar: \$275/sq. ft.  
Broward: \$311/sq. ft.

## Inventory for Sale

Aventine at Miramar	1%
Miramar	2%
Broward	4%

## Avg. Time to Close Over Last 12 Months

Aventine at Miramar	52 days
Miramar	61 days
Broward	88 days

