

Unit 3398 NE 9th Dr # 102 - Monterey at Malibu Bay

3398 NE 9th Dr # 102 - 920-990 NE 33 Ter, Homestead, FL, Miami-Dade 33033

Unit Information

MLS Number:	A10589419
Status:	Active
Size:	920 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Guest Parking
View:	
List Price:	\$395,000
List PPSF:	\$429
Valuated Price:	\$264,000
Valuated PPSF:	\$287

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:	240
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	1%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

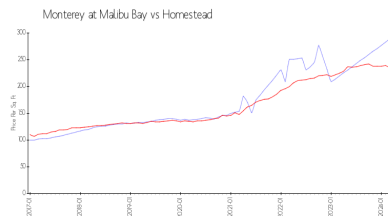
Building Association Information

Monterey at Malibu Bay
Address: 920 NE 33rd Terrace,
Homestead, FL 33033

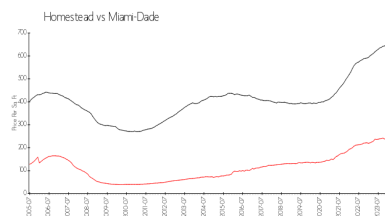
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104	1,196 sq ft	Feb 2024	\$280,000	\$234
104	1,196 sq ft	Feb 2024	\$290,000	\$242
201	1,176 sq ft	Oct 2023	\$265,000	\$225
201	1,176 sq ft	Sep 2023	\$280,000	\$238
102	920 sq ft	Sep 2023	\$210,000	\$228

Market Information



Monterey at Malibu Bay: \$289/sq. ft.
Homestead: \$236/sq. ft.



Homestead: \$236/sq. ft.
Miami-Dade: \$710/sq. ft.

Inventory for Sale

Monterey at Malibu Bay	1%
Homestead	2%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Monterey at Malibu Bay	39 days
Homestead	43 days
Miami-Dade	81 days