

Unit 13306 - Village by the Bay

13306 - 3255 NE 184 St, Aventura, FL, Miami-Dade 33160

Unit Information

MLS Number: A10894994
 Status: Active
 Size: 1,191 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking,Covered Parking,Guest Parking
 View: Bay,Canal
 Rental Price: \$4,200
 List PPSF: \$4
 Valuated Price: \$582,000
 Valuated PPSF: \$489

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.



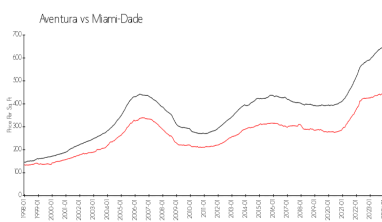
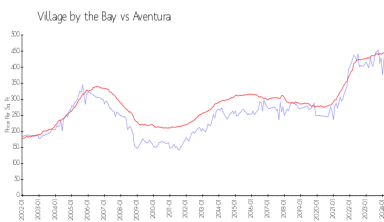
Building Information

Number of units: 373
 Number of active listings for rent: 20
 Number of active listings for sale: 16
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 18
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 2

Building Association Information

Village by The Bay Condo Association
 (305) 935-4472

Market Information



Village by the Bay: \$463/sq. ft. Aventura: \$444/sq. ft.
 Aventura: \$444/sq. ft. Miami-Dade: \$703/sq. ft.

Inventory for Sale

Village by the Bay: 4%
 Aventura: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Village by the Bay: 68 days
 Aventura: 87 days
 Miami-Dade: 80 days