

Unit 527 - Merrick Manor

527 - 301 Altara Ave, Coral Gables, FL, Miami-Dade 33146

Unit Information

MLS Number:	A11135624
Status:	Active
Size:	732 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$649,990
List PPSF:	\$888
Valuated Price:	\$533,000
Valuated PPSF:	\$728

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:	227
Number of active listings for rent:	0
Number of active listings for sale:	14
Building inventory for sale:	6%
Number of sales over the last 12 months:	28
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	5

Building Association Information

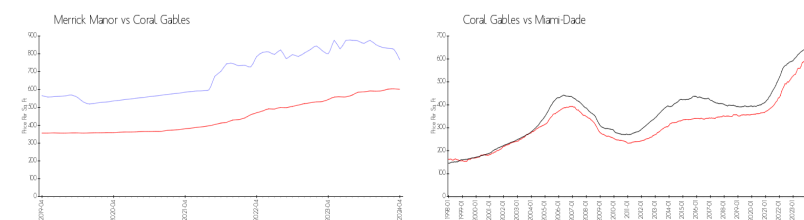
Merrick Manor
Address: 301 Altara Ave,
Coral Gables, FL 33146
Phone: +1 305-779-6870

<https://www.merrick-manor.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
815	905 sq ft	Apr 2024	\$815,000	\$901
427	778 sq ft	Apr 2024	\$755,000	\$970
301	733 sq ft	Mar 2024	\$582,000	\$794
827	732 sq ft	Mar 2024	\$575,000	\$786
703	703 sq ft	Mar 2024	\$565,000	\$804

Market Information



Merrick Manor:	\$765/sq. ft.	Coral Gables:	\$601/sq. ft.
Coral Gables:	\$601/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Merrick Manor	6%
Coral Gables	2%



Miami-Dade	3%
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Avg. Time to Close Over Last 12 Months

Merrick Manor	135 days
Coral Gables	62 days
Miami-Dade	81 days