

# Unit PH18 - Turnberry Village South Tower

PH18 - 19900 E Country Club Dr, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11255070
Status:	Pending
Size:	1,257 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Other Parking,Valet Parking
View:	
List Price:	\$605,000
List PPSF:	\$481
Valuated Price:	\$491,000
Valuated PPSF:	\$391

*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:	219
Number of active listings for rent:	16
Number of active listings for sale:	13
Building inventory for sale:	5%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

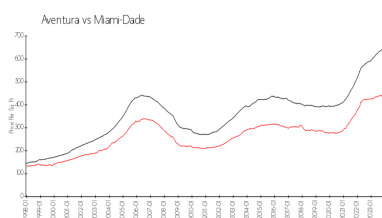
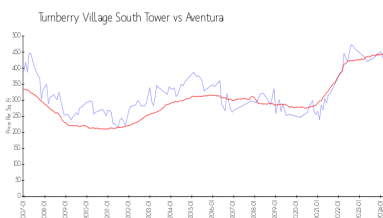
## Building Association Information

Turnberry Village Condominium Association  
(305) 692-7538

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1116	1,320 sq ft	Mar 2024	\$570,000	\$432
720	1,600 sq ft	Feb 2024	\$790,000	\$494
514	900 sq ft	Jan 2024	\$370,000	\$411
616	1,320 sq ft	Sep 2023	\$500,000	\$379
808	1,320 sq ft	Sep 2023	\$525,000	\$398

## Market Information



Turnberry Village South Tower:	\$403/sq. ft.	Aventura:	\$438/sq. ft.
Aventura:	\$438/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Turnberry Village South Tower	6%
Aventura	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Turnberry Village South Tower	70 days
Aventura	87 days
Miami-Dade	81 days