

# Unit 4206 - Gran Paraiso on the Bay

4206 - 480 NE 31 St, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number:	A11264693
Status:	Active
Size:	1,057 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Valet Parking
View:	Bay
Rental Price:	\$6,000
List PPSF:	\$6
Valuated Price:	\$1,082,000
Valuated PPSF:	\$1,024

*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.*

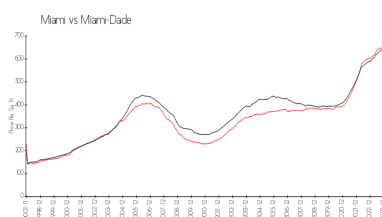
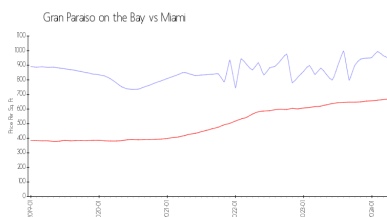
## Building Information

Number of units:	313
Number of active listings for rent:	0
Number of active listings for sale:	22
Building inventory for sale:	7%
Number of sales over the last 12 months:	19
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

## Building Association Information

Gran Paraiso Residences  
Address: 480 NE 31st St,  
Miami, FL 33137  
Phone: +1 786-351-3342

## Market Information



Gran Paraiso on the Bay: \$947/sq. ft.  
Miami: \$669/sq. ft.

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Miami-Dade: \$698/sq. ft.

## Inventory for Sale

Gran Paraiso on the Bay	7%
Miami	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Gran Paraiso on the Bay	158 days
Miami	84 days
Miami-Dade	81 days

