

Unit BH4 - Paraiso Bay

BH4 - 650 NE 32 St, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number:	A11359667
Status:	Expired
Size:	3,336 Sq ft.
Bedrooms:	3
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	Assigned Parking,Covered Parking
View:	
List Price:	\$3,700,000
List PPSF:	\$1,109
Valuated Price:	\$2,405,000
Valuated PPSF:	\$721

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:	364
Number of active listings for rent:	0
Number of active listings for sale:	20
Building inventory for sale:	5%
Number of sales over the last 12 months:	20
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	4

Building Association Information

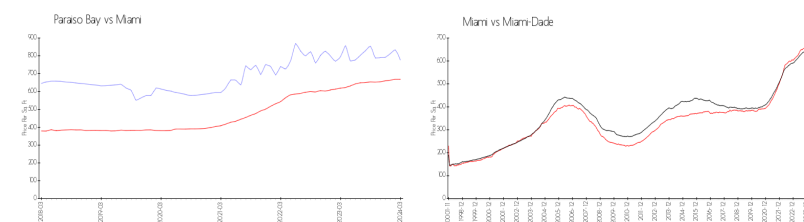
Paraiso Bay Residences
Address: 650 NE 32nd St,
Miami, FL 33137
Phone: +1 305-390-0416

<https://www.paraisobaycondomiami.com/index.htm>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2906	1,067 sq ft	Mar 2024	\$890,000	\$834
4504	1,193 sq ft	Mar 2024	\$965,000	\$809
3501	1,872 sq ft	Feb 2024	\$1,675,000	\$895
2903	1,198 sq ft	Feb 2024	\$950,000	\$793
2404	1,193 sq ft	Dec 2023	\$960,000	\$805
4407	898 sq ft	Dec 2023	\$740,000	\$824

Market Information



Paraiso Bay:	\$776/sq. ft.	Miami:	\$668/sq. ft.
Miami:	\$668/sq. ft.	Miami-Dade:	\$710/sq. ft.

Inventory for Sale

Paraiso Bay	5%
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Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Paraiso Bay	152 days
Miami	86 days
Miami-Dade	81 days