

Unit 703 - 2800 Williams Island

703 - 2800 Island Blvd, Aventura, FL, Miami-Dade 33160

Unit Information

MLS Number: A11435734
 Status: Active
 Size: 1,520 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces, Valet Parking
 View:
 List Price: \$549,000
 List PPSF: \$361
 Valuated Price: \$563,000
 Valuated PPSF: \$370

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: 159
 Number of active listings for rent: 2
 Number of active listings for sale: 5
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

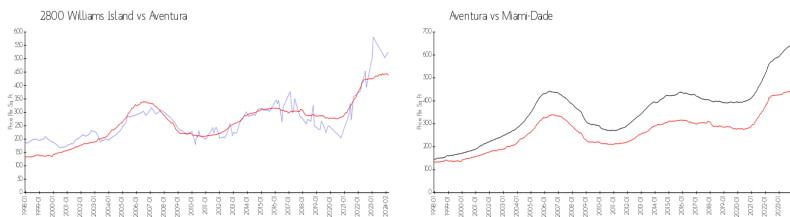
Building Association Information

Williams Island 2800 Condo
 Administration Office (305) 937-1094
 Concierge (305) 933-1027

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3003	1,690 sq ft	Jan 2024	\$675,000	\$399
3005	2,154 sq ft	Jan 2024	\$1,475,000	\$685
1104	1,910 sq ft	Jul 2023	\$835,000	\$437
1603	1,690 sq ft	Jun 2023	\$720,000	\$426
2803	1,690 sq ft	Jun 2023	\$711,000	\$421

Market Information



2800 Williams Island: \$526/sq. ft.
 Aventura: \$438/sq. ft.
 Aventura: \$438/sq. ft.
 Miami-Dade: \$698/sq. ft.

Inventory for Sale

2800 Williams Island 3%
 Aventura 4%
 Miami-Dade 3%

Avg. Time to Close Over Last 12 Months



2800 Williams Island
Aventura
Miami-Dade

47 days
87 days
81 days