

Unit 2730 W 76th St # 104 - Terrazas del Sol

2730 W 76th St # 104 - 2660-2780 W 76th St, Hialeah, FL, Miami-Dade 33016

Unit Information

MLS Number: A11450920
 Status: Active
 Size: 985 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Guest Parking, Other Parking
 View:
 List Price: \$300,000
 List PPSF: \$305
 Valuated Price: \$266,000
 Valuated PPSF: \$270

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: 174
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

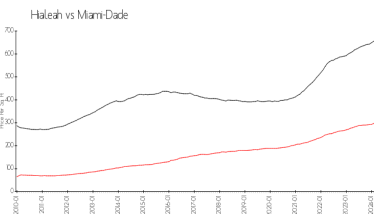
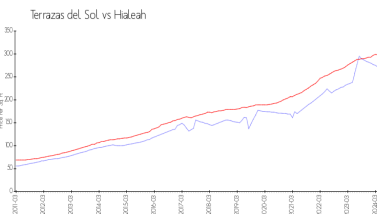
Building Association Information

Terrazas Del Sol
 Condominium Association, Inc
 5901 NW 151st St # 100
 Miami Lakes, FL 33014
 Phone: (305) 817-9012

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	985 sq ft	Apr 2024	\$292,000	\$296
203	1,024 sq ft	Apr 2024	\$253,000	\$247
205	1,024 sq ft	Dec 2023	\$250,000	\$244
107	985 sq ft	Nov 2023	\$280,000	\$284
101	985 sq ft	Aug 2023	\$289,000	\$293

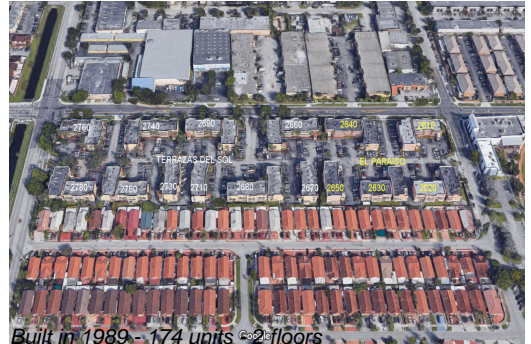
Market Information



Terrazas del Sol: \$272/sq. ft.
 Hialeah: \$298/sq. ft.
 Hialeah: \$298/sq. ft.
 Miami-Dade: \$698/sq. ft.

Inventory for Sale

Terrazas del Sol: 2%
 Hialeah: 1%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Terrazas del Sol	25 days
Hialeah	28 days
Miami-Dade	81 days