

# Unit 1805 Sans Souci Blvd # 309 - Bayview Palms

1805 Sans Souci Blvd # 309 - 1800 Sans Souci Blvd, North Miami, FL, Miami-Dade 33181

## Unit Information

MLS Number:	A11457874
Status:	Active Under Contract
Size:	673 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking
View:	
List Price:	\$214,900
List PPSF:	\$319
Valuated Price:	\$192,000
Valuated PPSF:	\$285

*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:	338
Number of active listings for rent:	0
Number of active listings for sale:	10
Building inventory for sale:	2%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

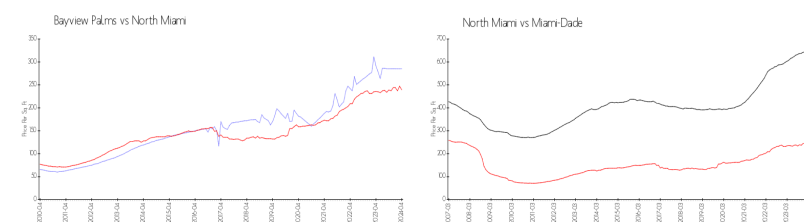
## Building Association Information

Bayview Palms  
Condominium Association  
Address: 1800 Sans Souci Blvd,  
North Miami, FL 33181  
Phone: +1 305-892-0002

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
324	661 sq ft	Mar 2024	\$192,000	\$290
342	661 sq ft	Oct 2023	\$190,000	\$287
303	954 sq ft	Oct 2023	\$265,000	\$278
221	714 sq ft	Aug 2023	\$189,000	\$265
311	714 sq ft	Jul 2023	\$215,000	\$301
124	714 sq ft	Jul 2023	\$190,000	\$266

## Market Information



Bayview Palms:	\$285/sq. ft.	North Miami:	\$239/sq. ft.
North Miami:	\$239/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale



Bayview Palms	3%
North Miami	5%
Miami-Dade	3%

### **Avg. Time to Close Over Last 12 Months**

Bayview Palms	10 days
North Miami	80 days
Miami-Dade	81 days