

# Unit 18850 NW 57th Ave # 303 - Villa Rustica I

18850 NW 57th Ave # 303 - 18810 NW 57 Ave, Hialeah, FL, Miami-Dade 33015

## Unit Information

MLS Number: A11461298  
 Status: Active  
 Size: 1,106 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Guest Parking  
 View:  
 List Price: \$320,250  
 List PPSF: \$290  
 Valuated Price: \$300,000  
 Valuated PPSF: \$271

*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: 220  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 4

## Building Association Information

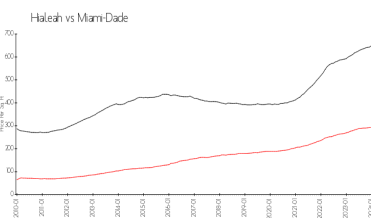
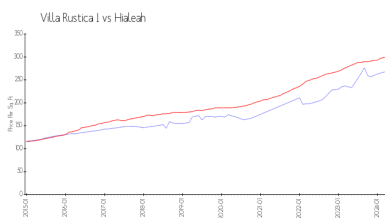
Villa Rustica I Condo  
 Address: 18802 NW 57th Ave,  
 Hialeah, FL 33015  
 Phone: +1 305-622-6702

<http://vrustica1.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
207	1,106 sq ft	Apr 2024	\$305,000	\$276
305	1,106 sq ft	Apr 2024	\$299,990	\$271
106	1,106 sq ft	Apr 2024	\$287,000	\$259
201	1,106 sq ft	Mar 2024	\$295,000	\$267
201	1,106 sq ft	Feb 2024	\$312,000	\$282

## Market Information



Villa Rustica I: \$269/sq. ft.  
 Hialeah: \$298/sq. ft.

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

## Inventory for Sale

Villa Rustica I 2%



Hialeah	1%
Miami-Dade	3%

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

Villa Rustica I	17 days
Hialeah	28 days
Miami-Dade	81 days