

Unit 1704 - Tower of Quayside 4

1704 - 4000 Towerside Ter, Miami Shores, FL, Miami-Dade 33138

Unit Information

MLS Number:	A11466817
Status:	Active
Size:	1,268 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$550,000
List PPSF:	\$434
Valuated Price:	\$368,000
Valuated PPSF:	\$290

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:	256
Number of active listings for rent:	2
Number of active listings for sale:	17
Building inventory for sale:	6%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

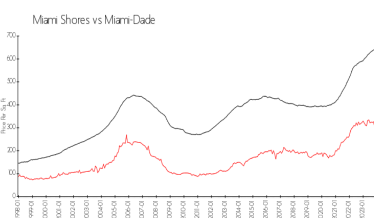
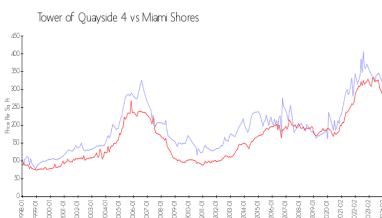
Building Association Information

Towers Of Quayside Tower N°4
(305) 893-3211

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1109	1,268 sq ft	Apr 2024	\$335,000	\$264
1202	1,816 sq ft	Apr 2024	\$840,000	\$463
2212	1,469 sq ft	Apr 2024	\$440,000	\$300
509	1,268 sq ft	Mar 2024	\$295,000	\$233
1507	1,376 sq ft	Nov 2023	\$535,000	\$389

Market Information



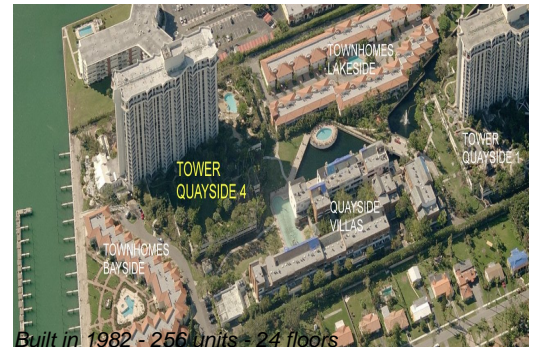
Tower of Quayside 4: \$309/sq. ft.
Miami Shores: \$280/sq. ft.

Miami Shores: \$280/sq. ft.
Miami-Dade: \$698/sq. ft.

Inventory for Sale

Tower of Quayside 4	7%
Miami Shores	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Tower of Quayside 4
Miami Shores
Miami-Dade

124 days
108 days
81 days