

Unit 143 - Artech

143 - 2950 NE 188 St, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number:	A11471426
Status:	Active
Size:	1,663 Sq ft.
Bedrooms:	2
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	1 Space, Detached, Valet Parking
View:	
List Price:	\$850,000
List PPSF:	\$511
Valuated Price:	\$847,000
Valuated PPSF:	\$509

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:	232
Number of active listings for rent:	7
Number of active listings for sale:	9
Building inventory for sale:	3%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

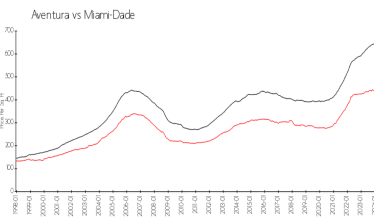
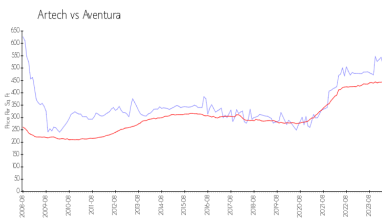
Building Association Information

Artech Condominium Association, LLC
305-466-2600

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
528	1,869 sq ft	Mar 2024	\$1,010,000	\$540
140	1,663 sq ft	Feb 2024	\$770,000	\$463
432	1,214 sq ft	Feb 2024	\$664,500	\$547
530	1,869 sq ft	Feb 2024	\$1,150,000	\$615
510	2,253 sq ft	Dec 2023	\$960,000	\$426

Market Information



Artech:	\$532/sq. ft.	Aventura:	\$438/sq. ft.
Aventura:	\$438/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Artech	4%
Aventura	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Artech
Aventura
Miami-Dade

80 days
87 days
81 days