

# Unit 8355 NW 51st Ter - Townhomes at Downtown Doral

8355 NW 51st Ter - 5151-5199 NW 85 Ave, Doral, FL, Miami-Dade 33166

## Unit Information

MLS Number:	A11473557
Status:	Active
Size:	2,438 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$1,050,000
List PPSF:	\$431
Valuated Price:	\$1,050,000
Valuated PPSF:	\$431

*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:	85
Number of active listings for rent:	0
Number of active listings for sale:	1
Building inventory for sale:	1%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	3

## Building Association Information

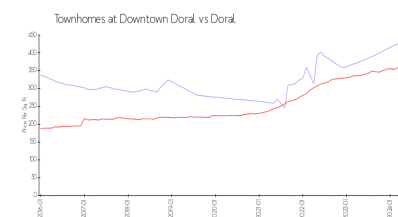
Downtown Doral Townhomes  
Homeowners Association, Inc  
8500 NW 52nd Street  
Doral, FL 33166  
Phone: (305) 856-2600

<http://downtowndoral.com/townhomes/>

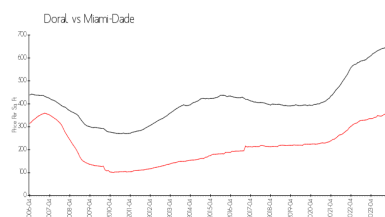
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
8458	1,865 sq ft	Apr 2024	\$725,000	\$389
8485	1,865 sq ft	Apr 2024	\$745,000	\$399
	2,096 sq ft	Apr 2024	\$868,000	\$414
5213	2,096 sq ft	Aug 2023	\$815,000	\$389
	2,696 sq ft	Jun 2023	\$900,000	\$334
5175	2,438 sq ft	Jun 2023	\$890,000	\$365

## Market Information



Townhomes at  
Downtown Doral: \$430/sq. ft.  
Doral: \$356/sq. ft.



Doral: \$356/sq. ft.  
Miami-Dade: \$698/sq. ft.



**Inventory for Sale**

Townhomes at Downtown Doral	1%
Doral	2%
Miami-Dade	3%

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

Townhomes at Downtown Doral	116 days
Doral	47 days
Miami-Dade	81 days