

Unit 2930 Point East Dr # E210 - Point East I

2930 Point East Dr # E210 - 2999 Point East Dr, Aventura, FL, Miami-Dade 33160

Unit Information

| | |
|-----------------|--------------------------|
| MLS Number: | A11483631 |
| Status: | Active |
| Size: | 763 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space,Assigned Parking |
| View: | |
| List Price: | \$212,500 |
| List PPSF: | \$279 |
| Valuated Price: | \$157,000 |
| Valuated PPSF: | \$206 |

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

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|--|-----|
| Number of units: | 312 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 5 |
| Building inventory for sale: | 1% |
| Number of sales over the last 12 months: | 17 |
| Number of sales over the last 6 months: | 5 |
| Number of sales over the last 3 months: | 2 |

Building Association Information

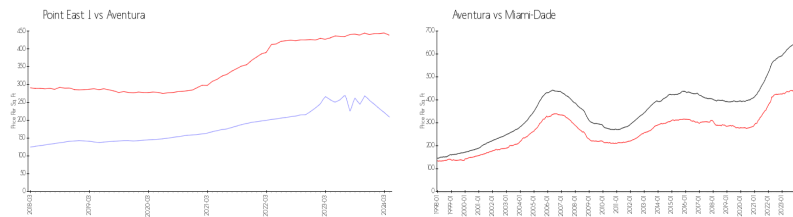
Point East One
 2895 Point East Dr
 Aventura, Florida, 33160
 Telephone: (305) 9313960 Ext-1
 Fax: (305) 931 6892

<https://www.pointeastonecondominium.com/>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| E512 | 768 sq ft | Apr 2024 | \$155,000 | \$202 |
| C314 | 1,083 sq ft | Mar 2024 | \$220,000 | \$203 |
| D311 | 763 sq ft | Feb 2024 | \$141,180 | \$185 |
| D112 | 768 sq ft | Dec 2023 | \$132,180 | \$172 |
| A210 | 768 sq ft | Nov 2023 | \$170,000 | \$221 |
| A206 | 763 sq ft | Nov 2023 | \$235,000 | \$308 |

Market Information



| | | | |
|---------------|---------------|-------------|---------------|
| Point East I: | \$209/sq. ft. | Aventura: | \$438/sq. ft. |
| Aventura: | \$438/sq. ft. | Miami-Dade: | \$698/sq. ft. |

Inventory for Sale



| | |
|--------------|----|
| Point East I | 2% |
| Aventura | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|--------------|---------|
| Point East I | 60 days |
| Aventura | 87 days |
| Miami-Dade | 81 days |