

Unit 302 - Tower of Quayside 4

302 - 4000 Towerside Ter, Miami Shores, FL, Miami-Dade 33138

Unit Information

MLS Number: A11503040
 Status: Active
 Size: 1,836 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Covered Parking,Valet Parking
 View:
 List Price: \$655,000
 List PPSF: \$357
 Valuated Price: \$718,000
 Valuated PPSF: \$391

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

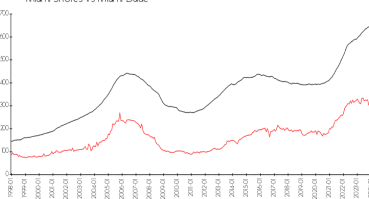
Unit #	Size	Closing Date	Sale Price	PPSF
1109	1,268 sq ft	Apr 2024	\$335,000	\$264
1202	1,816 sq ft	Apr 2024	\$840,000	\$463
2212	1,469 sq ft	Apr 2024	\$440,000	\$300
509	1,268 sq ft	Mar 2024	\$295,000	\$233
1507	1,376 sq ft	Nov 2023	\$535,000	\$389

Market Information

Tower of Quayside 4 vs Miami Shores



Miami Shores vs Miami-Dade



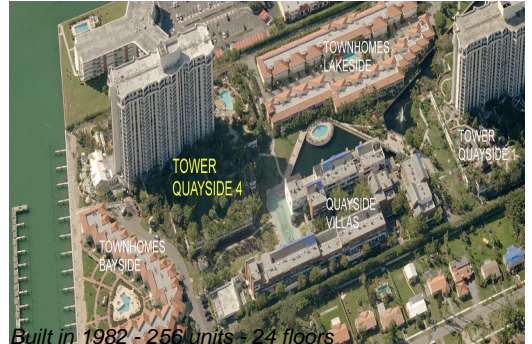
Tower of Quayside 4: \$306/sq. ft.
 Miami Shores: \$306/sq. ft.

Miami Shores: \$306/sq. ft.
 Miami-Dade: \$703/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
110 days
81 days