

Unit 903 - Hamptons West

903 - 20281 E Country Club Dr, Aventura, FL, Miami-Dade 33180

Unit Information

| | |
|-----------------|---------------------------------------|
| MLS Number: | A11503567 |
| Status: | Active |
| Size: | 1,470 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 1 Space,Covered Parking,Valet Parking |
| View: | |
| List Price: | \$500,000 |
| List PPSF: | \$340 |
| Valuated Price: | \$479,000 |
| Valuated PPSF: | \$326 |

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: | 342 |
| Number of active listings for rent: | 2 |
| Number of active listings for sale: | 19 |
| Building inventory for sale: | 5% |
| Number of sales over the last 12 months: | 17 |
| Number of sales over the last 6 months: | 9 |
| Number of sales over the last 3 months: | 4 |

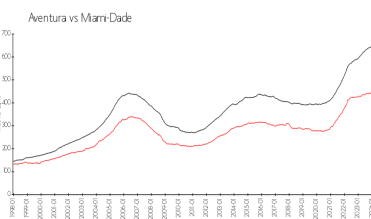
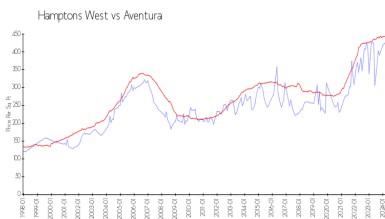
Building Association Information

Hamptons West Condominium
(305) 932-3210 & (323) 512-7331

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| TW11 | 1,560 sq ft | Apr 2024 | \$680,000 | \$436 |
| 910 | 1,400 sq ft | Apr 2024 | \$535,000 | \$382 |
| 1008 | 2,080 sq ft | Apr 2024 | \$750,000 | \$361 |
| 803 | 1,470 sq ft | Mar 2024 | \$549,000 | \$373 |
| 1905 | 1,400 sq ft | Jan 2024 | \$575,000 | \$411 |

Market Information



| | | | |
|----------------|---------------|-------------|---------------|
| Hamptons West: | \$368/sq. ft. | Aventura: | \$438/sq. ft. |
| Aventura: | \$438/sq. ft. | Miami-Dade: | \$698/sq. ft. |

Inventory for Sale

| | |
|---------------|----|
| Hamptons West | 6% |
| Aventura | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months



Hamptons West
Aventura
Miami-Dade

142 days
87 days
81 days