

Unit 2A - Parkview Point

2A - 7441 Wayne Ave, Miami Beach, FL, Miami-Dade 32141

Unit Information

MLS Number: A11506960
 Status: Active
 Size: 1,105 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$355,000
 List PPSF: \$321
 Valuated Price: \$269,000
 Valuated PPSF: \$243

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: 244
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 0

Building Association Information

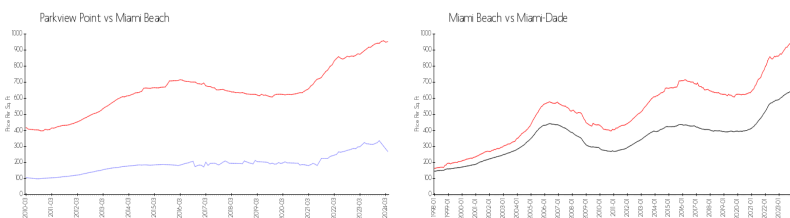
Parkview Point Condominium Association Inc
 Park View Point
 7441 Wayne Avenue Apartment 1C
 Miami Beach, FL 33141
 Phone: (305) 865-0429

<http://www.parkviewpoint.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
10N	750 sq ft	Jan 2024	\$224,500	\$299
5L	1,045 sq ft	Jan 2024	\$320,000	\$306
6M	1,045 sq ft	Jan 2024	\$320,000	\$306
6J	1,105 sq ft	Dec 2023	\$350,000	\$317
7L	1,045 sq ft	Nov 2023	\$290,000	\$278

Market Information



Parkview Point: \$269/sq. ft. Miami Beach: \$952/sq. ft.
 Miami Beach: \$952/sq. ft. Miami-Dade: \$698/sq. ft.

Inventory for Sale

Parkview Point 3%



Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Parkview Point	120 days
Miami Beach	98 days
Miami-Dade	81 days