

# Unit 10805 NW 89th Ter # 202 - Coronado at Doral (1-12)

10805 NW 89th Ter # 202 - 10805-10885 NW 89 Ter, Doral, FL, Miami-Dade 33178

## Unit Information

MLS Number:	A11511834
Status:	Active
Size:	1,123 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned Parking, Other Parking
View:	
List Price:	\$445,000
List PPSF:	\$396
Valuated Price:	\$385,000
Valuated PPSF:	\$343

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:	328
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	0%
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:	2

## Building Association Information

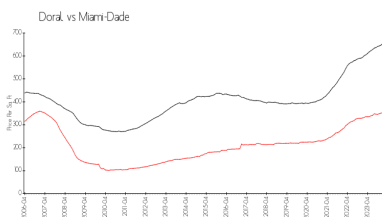
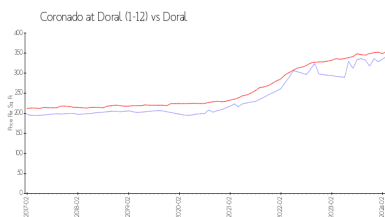
Coronado at Doral  
 Address: 8900 NW 107th Ct,  
 Doral, FL 33178  
 Phone: +1 786-235-4800

<https://www.coronadoatdoral.com/home/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
207	1,284 sq ft	Mar 2024	\$440,000	\$343
213	1,151 sq ft	Feb 2024	\$350,000	\$304
203	1,256 sq ft	Dec 2023	\$423,000	\$337
216	1,284 sq ft	Nov 2023	\$410,000	\$319
208-4	1,284 sq ft	Sep 2023	\$410,000	\$319
218-3	1,256 sq ft	Sep 2023	\$435,000	\$346
217-3	1,123 sq ft	Sep 2023	\$387,000	\$345
1-216	1,503 sq ft	Sep 2023	\$470,000	\$313

## Market Information



Coronado at Doral (1-12):	\$342/sq. ft.	Doral:	\$354/sq. ft.
Doral:	\$354/sq. ft.	Miami-Dade:	\$703/sq. ft.



### **Inventory for Sale**

Coronado at Doral (1-12)	1%
Doral	2%
Miami-Dade	3%

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

Coronado at Doral (1-12)	24 days
Doral	48 days
Miami-Dade	81 days