

# Unit 12460 NW 11th Ln # 2015 - Puerto Bello

12460 NW 11th Ln # 2015 - 12400-12570 NW 11 Ln, Sweetwater, FL, Miami-Dade 33182

## Unit Information

MLS Number:	A11533275
Status:	Active
Size:	1,130 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$449,999
List PPSF:	\$398
Valuated Price:	\$351,000
Valuated PPSF:	\$311

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.

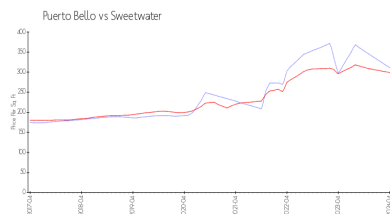
## Building Information

Number of units:	116
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	1%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

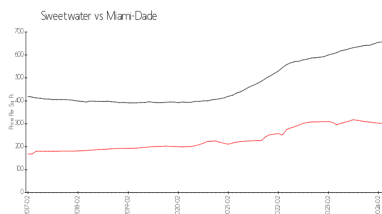
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1914	1,140 sq ft	Aug 2023	\$419,000	\$368
1716	1,140 sq ft	Jul 2023	\$420,000	\$368

## Market Information



Puerto Bello: \$311/sq. ft.  
Sweetwater: \$299/sq. ft.



Sweetwater: \$299/sq. ft.  
Miami-Dade: \$698/sq. ft.

## Inventory for Sale

Puerto Bello	2%
Sweetwater	1%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Puerto Bello	25 days
Sweetwater	30 days
Miami-Dade	81 days

