

# Unit 1109 - 5350 Park

1109 - 5350 NW 84 Ave, Doral, FL, Miami-Dade 33166

## Unit Information

MLS Number:	A11534524
Status:	Pending
Size:	1,040 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	
List Price:	\$635,000
List PPSF:	\$611
Valuated Price:	\$608,000
Valuated PPSF:	\$584

*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.*

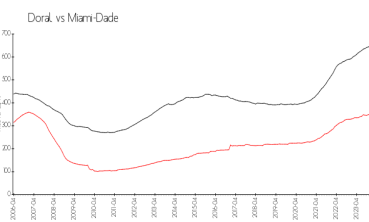
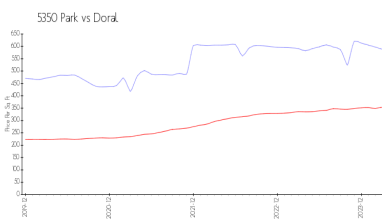
## Building Information

Number of units:	238
Number of active listings for rent:	0
Number of active listings for sale:	22
Building inventory for sale:	9%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
514	650 sq ft	Apr 2024	\$420,000	\$646
816	430 sq ft	Dec 2023	\$350,000	\$814
1812	651 sq ft	Nov 2023	\$430,000	\$661
1605	1,032 sq ft	Oct 2023	\$615,000	\$596
1705	1,032 sq ft	Oct 2023	\$570,000	\$552

## Market Information



5350 Park:	\$588/sq. ft.	Doral:	\$354/sq. ft.
Doral:	\$354/sq. ft.	Miami-Dade:	\$703/sq. ft.

## Inventory for Sale

5350 Park	9%
Doral	2%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

5350 Park	109 days
Doral	48 days
Miami-Dade	81 days

