

Unit 1804 - Eloquence on the Bay

1804 - 7930 East Dr, North Bay Village, FL, Miami-Dade 33141

Unit Information

MLS Number: A11534843
 Status: Active
 Size: 2,498 Sq ft.
 Bedrooms: 4
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: Additional Spaces Available, Assigned Parking, Covered Parking, Guest Parking, Parking Garage, Street Parking Bay
 View: Bay
 Rental Price: \$9,500
 List PPSF: \$4
 Valuated Price: \$1,410,000
 Valuated PPSF: \$564

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.



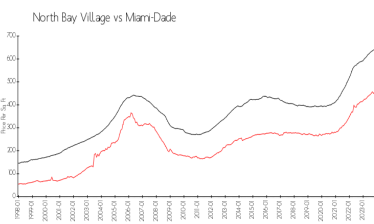
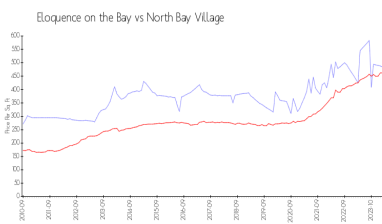
Building Information

Number of units: 120
 Number of active listings for rent: 12
 Number of active listings for sale: 11
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 1

Building Association Information

Eloquence On The Bay Condominiums
 7928 East Dr: (305) 720-2495 & (305) 758-7523
 7930 East Dr: (305) 756-8720

Market Information



Eloquence on the Bay: \$483/sq. ft.
 North Bay Village: \$461/sq. ft.
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 Miami-Dade: \$698/sq. ft.

Inventory for Sale

Eloquence on the Bay: 9%
 North Bay Village: 3%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Eloquence on the Bay: 118 days
 North Bay Village: 89 days
 Miami-Dade: 81 days