

# Unit 537 - Coronado III

537 - 20379 W Country Club Dr, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11535787
Status:	Active
Size:	913 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$268,000
List PPSF:	\$294
Valuated Price:	\$220,000
Valuated PPSF:	\$241

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:	272
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	6%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	4

## Building Association Information

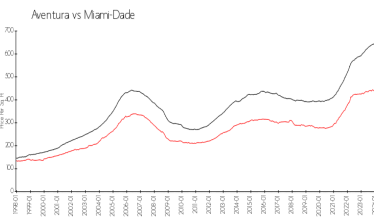
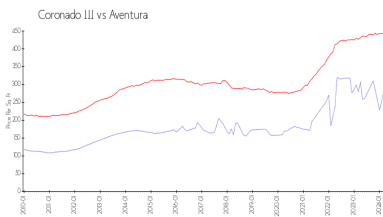
Coronado Condominium Association  
 20301 W Country Club Dr  
 Aventura, FL 33180  
 Phone number (305) 931-5900

[http://csimsi.ahn01.com/coronadofl/outside\\_home.asp](http://csimsi.ahn01.com/coronadofl/outside_home.asp)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2439	1,313 sq ft	Apr 2024	\$280,000	\$213
1835	913 sq ft	Apr 2024	\$239,000	\$262
2632	1,157 sq ft	Apr 2024	\$280,000	\$242
939	1,313 sq ft	Mar 2024	\$355,500	\$271
2040	1,157 sq ft	Jan 2024	\$295,000	\$255
840	1,157 sq ft	Jan 2024	\$250,000	\$216

## Market Information



Coronado III:	\$256/sq. ft.	Aventura:	\$438/sq. ft.
Aventura:	\$438/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Coronado III 7%



Aventura	4%
Miami-Dade	3%

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

Coronado III	72 days
Aventura	87 days
Miami-Dade	81 days