

# Unit 2301 - Aria on the Bay

2301 - 488 NE 18 St, Miami, FL, Miami-Dade 33132

## Unit Information

MLS Number: A11536719  
 Status: Active  
 Size: 1,178 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces:  
 View:  
 Rental Price: \$8,000  
 List PPSF: \$7  
 Valuated Price: \$752,000  
 Valuated PPSF: \$638

*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

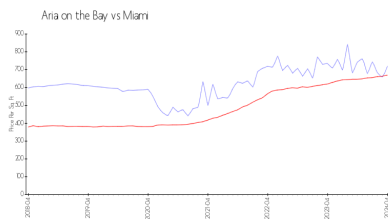
Number of units: 648  
 Number of active listings for rent: 0  
 Number of active listings for sale: 26  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 35  
 Number of sales over the last 6 months: 14  
 Number of sales over the last 3 months: 5

## Building Association Information

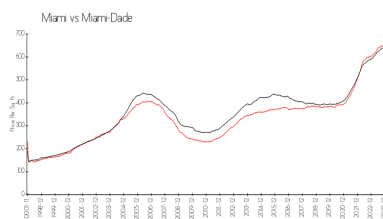
Aria on the Bay  
 Condominium Association, INC  
 Address: 488 NE 18th St,  
 Miami, FL 33132  
 Phone: +1 786-753-5611

<https://ariaonthebay.com>

## Market Information



Aria on the Bay: \$719/sq. ft.  
 Miami: \$669/sq. ft.



Miami: \$669/sq. ft.  
 Miami-Dade: \$698/sq. ft.

## Inventory for Sale

Aria on the Bay: 4%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Aria on the Bay: 117 days  
 Miami: 84 days  
 Miami-Dade: 81 days

