

Unit 3002 - Mystic Pointe Tower 400

3002 - 3500 Mystic Pointe Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number: A11538098
 Status: Active
 Size: 1,353 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Covered Parking, Parking Garage, Valet Parking
 View: Bay, Canal, Intracoastal View
 Rental Price: \$3,550
 List PPSF: \$3
 Valuated Price: \$491,000
 Valuated PPSF: \$416

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

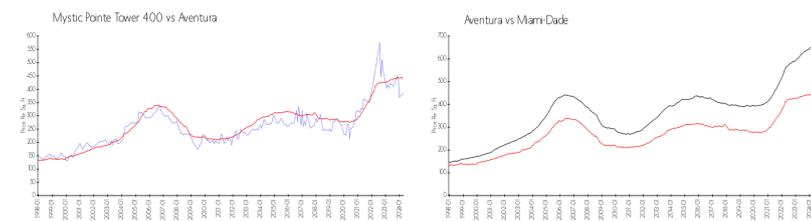
Number of units: 308
 Number of active listings for rent: 8
 Number of active listings for sale: 15
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 12
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 2

Building Association Information

Mystic Pointe Tower 400 Condominium
 (305)935-3924 & (786) 445-0360 & actionteam@mysticpointetower400.com

<http://www.mysticpointe400.com/>

Market Information



Mystic Pointe Tower 400:	\$385/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$695/sq. ft.

Inventory for Sale

Mystic Pointe Tower 400	5%
Aventura	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Mystic Pointe Tower 400	156 days
Aventura	89 days
Miami-Dade	81 days

