

# Unit 906 - Da Vinci

906 - 2665 SW 37 Av, Coral Gables, FL, Miami-Dade 33133

## Unit Information

MLS Number: A11546917  
 Status: Active  
 Size: 1,072 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking, Guest Parking  
 View:  
 List Price: \$560,000  
 List PPSF: \$522  
 Valuated Price: \$541,000  
 Valuated PPSF: \$505

*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: 200  
 Number of active listings for rent: 7  
 Number of active listings for sale: 2  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 2

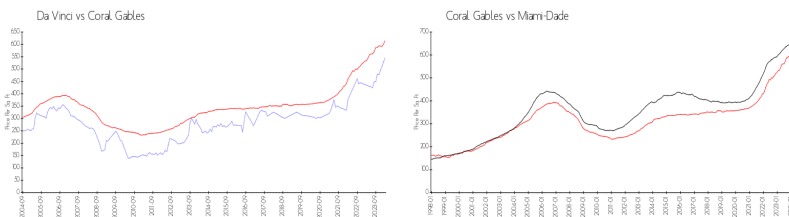
## Building Association Information

Da Vinci On the Douglas Condo  
 (305) 648-3788

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
501	711 sq ft	Mar 2024	\$425,000	\$598
301	711 sq ft	Mar 2024	\$330,000	\$464
912	1,027 sq ft	Dec 2023	\$492,500	\$480
801	711 sq ft	Oct 2023	\$345,000	\$485
1602	756 sq ft	Sep 2023	\$365,000	\$483
1610	1,206 sq ft	Sep 2023	\$630,000	\$522

## Market Information

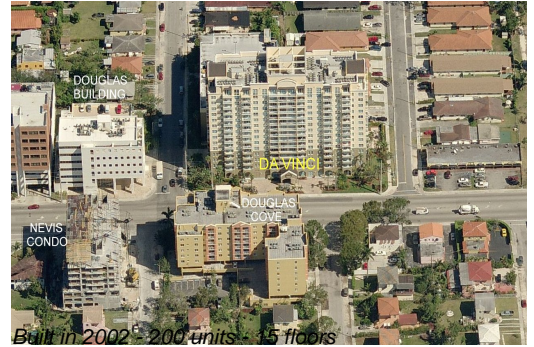


Da Vinci: \$546/sq. ft.  
 Coral Gables: \$616/sq. ft.  
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 Miami-Dade: \$703/sq. ft.

## Inventory for Sale

Da Vinci: 1%  
 Coral Gables: 2%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months



Da Vinci  
Coral Gables  
Miami-Dade

44 days  
62 days  
81 days