

# Unit 14170 SW 260th St # 101 - Cedar Wood Homes Condo

14170 SW 260th St # 101 - 14040 SW 260 St, Homestead, FL, Miami-Dade 33032

## Unit Information

MLS Number:	A11550252
Status:	Active
Size:	1,676 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking,Other Parking
View:	
List Price:	\$380,000
List PPSF:	\$227
Valuated Price:	\$373,000
Valuated PPSF:	\$223

*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:	165
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	1%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

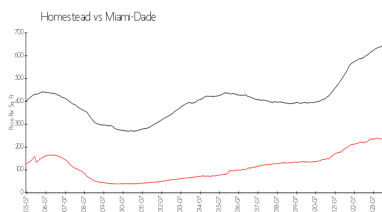
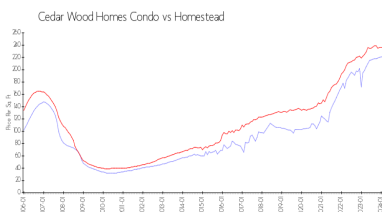
## Building Association Information

Cedar Woods Homes Condominium Association Inc  
7100 SW 99th Avenue  
Miami, FL 33173  
Phone: (305) 598-4068

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
106	1,657 sq ft	Apr 2024	\$360,000	\$217
105	1,657 sq ft	Mar 2024	\$380,000	\$229
105	1,657 sq ft	Feb 2024	\$360,000	\$217
106	1,212 sq ft	Feb 2024	\$345,000	\$285
102	1,676 sq ft	Nov 2023	\$365,000	\$218
101	1,212 sq ft	Nov 2023	\$295,000	\$243

## Market Information



Cedar Wood Homes Condo: \$223/sq. ft.  
Homestead: \$235/sq. ft.

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Miami-Dade: \$694/sq. ft.

## Inventory for Sale



Cedar Wood Homes Condo	1%
Homestead	2%
Miami-Dade	3%

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

Cedar Wood Homes Condo	45 days
Homestead	44 days
Miami-Dade	81 days