

Unit 116 - Gables Waterway

116 - 90 Edgewater Dr, Coral Gables, FL, Miami-Dade 33133

Unit Information

MLS Number:	A11550653
Status:	Active Under Contract
Size:	910 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Street Parking
View:	
List Price:	\$399,000
List PPSF:	\$438
Valuated Price:	\$408,000
Valuated PPSF:	\$448

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:	330
Number of active listings for rent:	2
Number of active listings for sale:	12
Building inventory for sale:	3%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	5

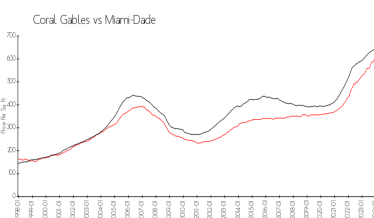
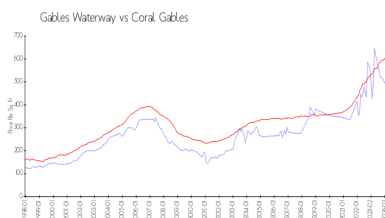
Building Association Information

Gables Waterway Towers
(305) 665-7871

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
220	910 sq ft	Jun 2024	\$365,000	\$401
1222	910 sq ft	Apr 2024	\$505,000	\$555
1021	910 sq ft	Apr 2024	\$480,000	\$527
1105	880 sq ft	Mar 2024	\$495,000	\$563
714	1,470 sq ft	Feb 2024	\$715,000	\$486

Market Information



Gables Waterway:	\$483/sq. ft.	Coral Gables:	\$619/sq. ft.
Coral Gables:	\$619/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Gables Waterway	4%
Coral Gables	2%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Gables Waterway	28 days
Coral Gables	65 days
Miami-Dade	81 days