

# Unit 1402 - Peninsula 1

1402 - 3201 NE 183 St, Aventura, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11552615
Status:	Active
Size:	3,274 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Covered Parking
View:	
List Price:	\$1,699,000
List PPSF:	\$519
Valuated Price:	\$1,547,000
Valuated PPSF:	\$473

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:	221
Number of active listings for rent:	4
Number of active listings for sale:	9
Building inventory for sale:	4%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

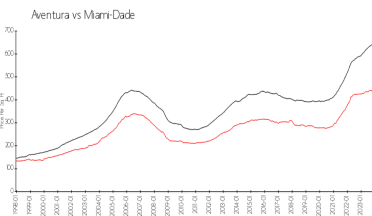
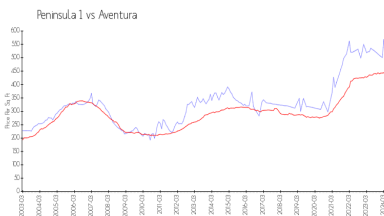
## Building Association Information

The Peninsula Condominium Association Inc  
(305) 682-4000

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
208	3,450 sq ft	Mar 2024	\$1,845,000	\$535
2105	2,970 sq ft	Feb 2024	\$1,465,000	\$493
3003	3,266 sq ft	Jun 2023	\$2,000,000	\$612
505	2,970 sq ft	May 2023	\$1,350,000	\$455
2307	3,274 sq ft	May 2023	\$1,828,000	\$558

## Market Information



Peninsula 1:	\$514/sq. ft.	Aventura:	\$438/sq. ft.
Aventura:	\$438/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Peninsula 1	4%
Aventura	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Built in 2003 - 221 units - 30 floors

Peninsula 1  
Aventura  
Miami-Dade

134 days  
87 days  
81 days