

Unit 313 - Serenity On The River

313 - 1720 NW N River Dr, Miami, FL, Miami-Dade 33125

Unit Information

MLS Number: A11554113
 Status: Active
 Size: 634 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$260,000
 List PPSF: \$410
 Valuated Price: \$225,000
 Valuated PPSF: \$355

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: 164
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 3

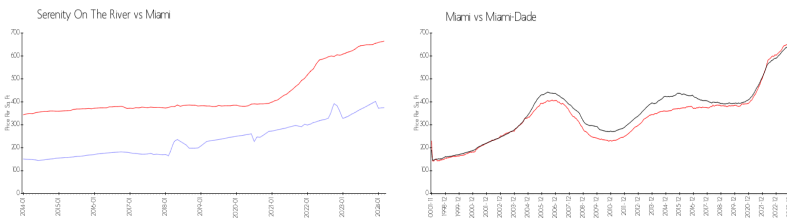
Building Association Information

Serenity On the River
 1720 NW North River Dr
 Miami, FL 33125
 (305) 324-2169
 (305) 545-9442

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
125	634 sq ft	Apr 2024	\$245,000	\$386
210	899 sq ft	Apr 2024	\$320,000	\$356
226	899 sq ft	Jan 2024	\$345,000	\$384
422	899 sq ft	Dec 2023	\$380,000	\$423
402	899 sq ft	Nov 2023	\$350,000	\$389

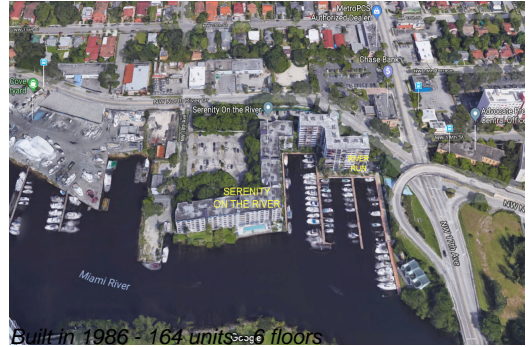
Market Information



Serenity On The River:	\$375/sq. ft.	Miami:	\$665/sq. ft.
Miami:	\$665/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

Serenity On The River: 2%
 Miami: 4%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Serenity On The River	37 days
Miami	84 days
Miami-Dade	81 days