

Unit 114 SE 33rd Ter - Fresno at the Vineyards

114 SE 33rd Ter - 85-185 SE 34 Ter, Homestead, FL, Miami-Dade 33033

Unit Information

| | |
|-----------------|-------------------|
| MLS Number: | A11554828 |
| Status: | Active |
| Size: | 1,642 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | 1 |
| Parking Spaces: | Fee Simple Garage |
| View: | |
| List Price: | \$426,000 |
| List PPSF: | \$259 |
| Valuated Price: | \$399,000 |
| Valuated PPSF: | \$243 |

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.

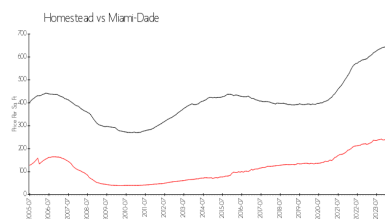
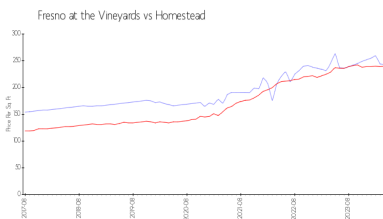
Building Information

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|--|-----|
| Number of units: | 188 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 8 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 9 |
| Number of sales over the last 6 months: | 4 |
| Number of sales over the last 3 months: | 2 |

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 3349 | 1,565 sq ft | Apr 2024 | \$380,000 | \$243 |
| 3345 | 1,642 sq ft | Mar 2024 | \$399,995 | \$244 |
| | 1,565 sq ft | Jan 2024 | \$385,000 | \$246 |
| | 1,565 sq ft | Jan 2024 | \$398,500 | \$255 |
| | 1,705 sq ft | Oct 2023 | \$417,500 | \$245 |

Market Information



| | | | |
|--------------------------|---------------|-------------|---------------|
| Fresno at the Vineyards: | \$243/sq. ft. | Homestead: | \$240/sq. ft. |
| Homestead: | \$240/sq. ft. | Miami-Dade: | \$698/sq. ft. |

Inventory for Sale

| | |
|-------------------------|----|
| Fresno at the Vineyards | 4% |
| Homestead | 2% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|-------------------------|---------|
| Fresno at the Vineyards | 57 days |
| Homestead | 45 days |
| Miami-Dade | 81 days |

