

# Unit 403-2 - International Park I (1&2)

403-2 - 11750 SW 18 St, Tamiami, FL, Miami-Dade 33175

## Unit Information

MLS Number: A11557948  
 Status: Active  
 Size: 898 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View:  
 List Price: \$274,000  
 List PPSF: \$305  
 Valuated Price: \$247,000  
 Valuated PPSF: \$275

*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: 310  
 Number of active listings for rent: 0  
 Number of active listings for sale: 13  
 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: 1

## Building Association Information

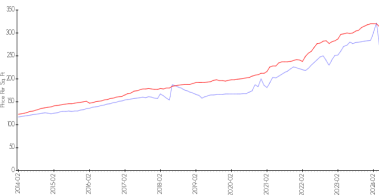
International Park Condo  
 11800 SW 18th St  
 Miami, FL 33175  
 (305) 223-6825

## Recent Sales

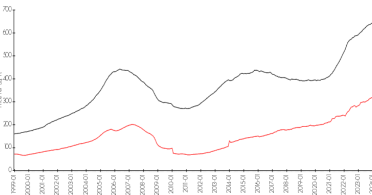
| Unit # | Size      | Closing Date | Sale Price | PPSF  |
|--------|-----------|--------------|------------|-------|
| 202-2  | 708 sq ft | Mar 2024     | \$225,000  | \$318 |
| 125-1  | 898 sq ft | Feb 2024     | \$265,000  | \$295 |
| 303-2  | 898 sq ft | Jan 2024     | \$255,000  | \$284 |
| 112-1  | 708 sq ft | Dec 2023     | \$170,000  | \$240 |
| 401-2  | 708 sq ft | Oct 2023     | \$225,000  | \$318 |

## Market Information

International Park I (1&2) vs Tamiami



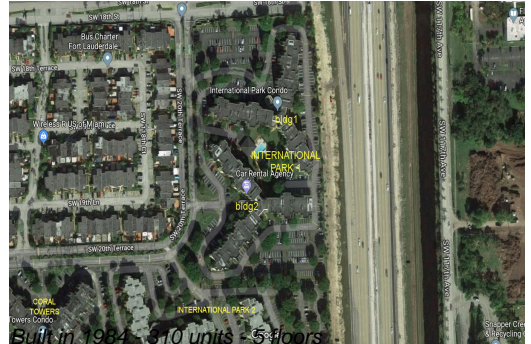
Tamiami vs Miami-Dade



|                             |               |             |               |
|-----------------------------|---------------|-------------|---------------|
| International Park I (1&2): | \$272/sq. ft. | Tamiami:    | \$314/sq. ft. |
| Tamiami:                    | \$314/sq. ft. | Miami-Dade: | \$695/sq. ft. |

## Inventory for Sale

International Park I (1&2) 4%  
 Tamiami 2%  
 Miami-Dade 3%



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

|                            |         |
|----------------------------|---------|
| International Park I (1&2) | 41 days |
| Tamiami                    | 32 days |
| Miami-Dade                 | 81 days |