

Unit 1203 - 5252 Paseo

1203 - 5252 NW 85 Ave, Doral, FL, Miami-Dade 33166

Unit Information

MLS Number: A11566106
 Status: Active
 Size: 950 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Electric Vehicle Charging Station,Valet Parking

View:
 List Price: \$545,000
 List PPSF: \$574
 Valuated Price: \$446,000
 Valuated PPSF: \$469

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.

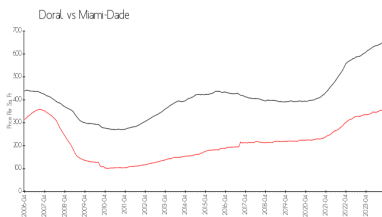
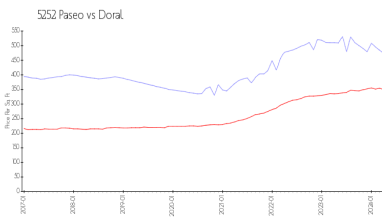
Building Information

Number of units: 203
 Number of active listings for rent: 0
 Number of active listings for sale: 10
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 1

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
907	688 sq ft	May 2024	\$405,000	\$589
1908	777 sq ft	Jan 2024	\$420,000	\$541
1412	1,462 sq ft	Dec 2023	\$710,000	\$486
1801	1,067 sq ft	Dec 2023	\$563,000	\$528
302	1,328 sq ft	Oct 2023	\$635,000	\$478
309	950 sq ft	Oct 2023	\$520,000	\$547
1709	950 sq ft	Oct 2023	\$490,000	\$516

Market Information



5252 Paseo: \$473/sq. ft. Doral: \$349/sq. ft.
 Doral: \$349/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

5252 Paseo: 5%
 Doral: 2%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

5252 Paseo: 84 days
 Doral: 49 days
 Miami-Dade: 81 days

