

Unit 2606 - South Tower @ the Point

2606 - 21055 Yacht Club Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number:	A11571663
Status:	Active
Size:	1,775 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking
View:	Canal,Intracoastal View,Ocean View
Rental Price:	\$6,450
List PPSF:	\$4
Valuated Price:	\$908,000
Valuated PPSF:	\$512

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.

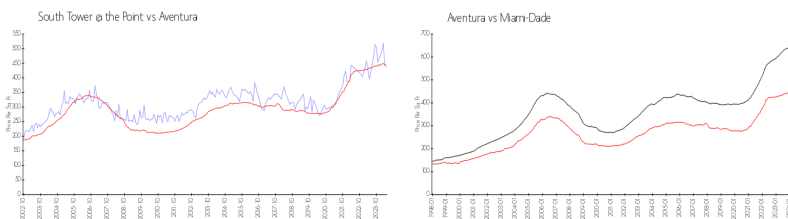
Building Information

Number of units:	288
Number of active listings for rent:	2
Number of active listings for sale:	12
Building inventory for sale:	4%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

Building Association Information

South Tower At The Point Condominium Association Inc
(305) 936-1555

Market Information



South Tower @ the Point:	\$447/sq. ft.	Aventura:	\$438/sq. ft.
Aventura:	\$438/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

South Tower @ the Point	4%
Aventura	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

South Tower @ the Point	85 days
Aventura	89 days
Miami-Dade	81 days

