

# Unit 1011 - Hamptons West

1011 - 20281 E Country Club Dr, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number: A11572822  
 Status: Active  
 Size: 1,560 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Valet Parking  
 View:  
 List Price: \$795,000  
 List PPSF: \$510  
 Valuated Price: \$541,000  
 Valuated PPSF: \$347

*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: 342  
 Number of active listings for rent: 2  
 Number of active listings for sale: 19  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 17  
 Number of sales over the last 6 months: 9  
 Number of sales over the last 3 months: 4

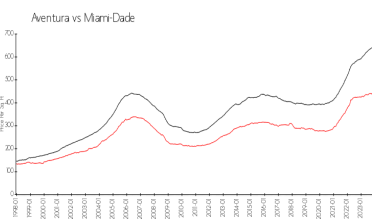
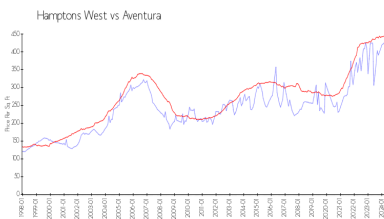
## Building Association Information

Hamptons West Condominium  
 (305) 932-3210 & (323) 512-7331

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
TW11	1,560 sq ft	Apr 2024	\$680,000	\$436
910	1,400 sq ft	Apr 2024	\$535,000	\$382
1008	2,080 sq ft	Apr 2024	\$750,000	\$361
803	1,470 sq ft	Mar 2024	\$549,000	\$373
1905	1,400 sq ft	Jan 2024	\$575,000	\$411

## Market Information



Hamptons West: \$368/sq. ft.      Aventura: \$438/sq. ft.  
 Aventura: \$438/sq. ft.      Miami-Dade: \$698/sq. ft.

## Inventory for Sale

Hamptons West: 6%  
 Aventura: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Hamptons West  
Aventura  
Miami-Dade

142 days  
87 days  
81 days