

Unit 2707 - Mystic Pointe Tower 100

2707 - 19195 Mystic Pointe Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number: A11575685
 Status: Active
 Size: 2,266 Sq ft.
 Bedrooms: 4
 Full Bathrooms: 3
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$1,299,000
 List PPSF: \$573
 Valuated Price: \$1,060,000
 Valuated PPSF: \$468



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: 282
 Number of active listings for rent: 3
 Number of active listings for sale: 7
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 5

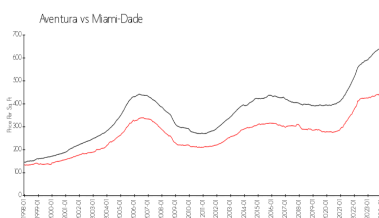
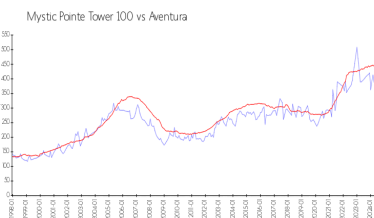
Building Association Information

Mystic Pointe Tower 100 Condominium
 305-932-9169 & (305) 935-6812
 Property Manager home telephone 954-437-8602

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2908	1,183 sq ft	Jun 2024	\$430,000	\$363
607	1,083 sq ft	May 2024	\$370,000	\$342
2501	1,353 sq ft	Apr 2024	\$610,000	\$451
105	1,403 sq ft	Apr 2024	\$472,000	\$336
304	857 sq ft	Apr 2024	\$280,000	\$327

Market Information



Mystic Pointe Tower 100:	\$429/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Mystic Pointe Tower 100: 2%
 Aventura: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Mystic Pointe Tower 100	73 days
Aventura	91 days
Miami-Dade	82 days