

## Unit 8F - Island Pointe

8F - 10350 W Bay Harbor Dr, Bay Harbor, FL, Miami-Dade 33154

### Unit Information

MLS Number:	A11582516
Status:	Active
Size:	950 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking
View:	
Rental Price:	\$2,900
List PPSF:	\$3
Valuated Price:	\$475,000
Valuated PPSF:	\$500

*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.*

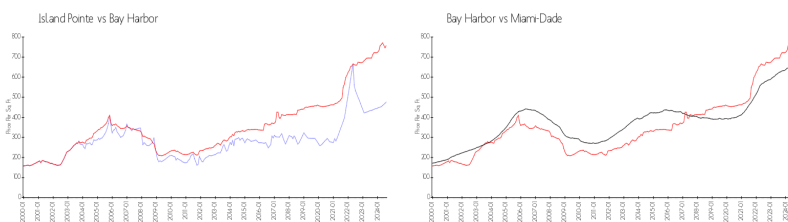
### Building Information

Number of units:	168
Number of active listings for rent:	5
Number of active listings for sale:	7
Building inventory for sale:	4%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	0

### Building Association Information

Island Point at Bay Harbour Condominium  
 305-864-9153  
 Manager: 305-864-8296 & IslandPointeManager@gmail.com

### Market Information



Island Pointe:	\$476/sq. ft.	Bay Harbor:	\$758/sq. ft.
Bay Harbor:	\$758/sq. ft.	Miami-Dade:	\$696/sq. ft.

### Inventory for Sale

Island Pointe	4%
Bay Harbor	5%
Miami-Dade	4%

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

Island Pointe	29 days
Bay Harbor	102 days
Miami-Dade	85 days

