

# Unit B209 - Las Brisas at Country Club of Miami (A to F)

B209 - 7165 NW 186 St, Hialeah, FL, Miami-Dade 33015

## Unit Information

MLS Number: A11582708  
 Status: Active  
 Size: 925 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 2  
 Parking Spaces: 2 Or More Spaces, Additional Spaces Available, Assigned Parking, Guest Parking

View:  
 List Price: \$275,000  
 List PPSF: \$297  
 Valuated Price: \$255,000  
 Valuated PPSF: \$276

*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: 330  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 3

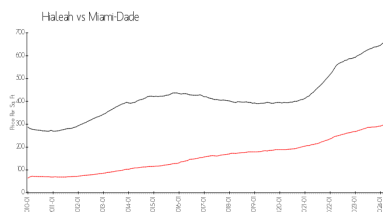
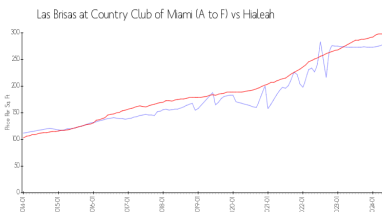
## Building Association Information

LAS BRISAS AT COUNTRY CLUB OF MIAMI  
 7055 NW 186 ST  
 HIALEAH, FL 33015  
 PHONE 305-829-6852  
 FAX 305-829-6852

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
B205	960 sq ft	Jun 2024	\$260,000	\$271
C404	960 sq ft	Jun 2024	\$270,000	\$281
D208	939 sq ft	Mar 2024	\$258,000	\$275
A411	908 sq ft	Feb 2024	\$260,000	\$286
A402	939 sq ft	Feb 2024	\$250,000	\$266

## Market Information



Las Brisas at Country Club of Miami (A to F): \$278/sq. ft.  
 Hialeah: \$297/sq. ft.

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 Miami-Dade: \$705/sq. ft.

## Inventory for Sale

Las Brisas at Country Club of Miami (A to F)	1%
Hialeah	1%
Miami-Dade	3%

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

Las Brisas at Country Club of Miami (A to F)	19 days
Hialeah	29 days
Miami-Dade	82 days