

# Unit 1-1212 - Atrium

1-1212 - 3131 NE 188 St, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11582904
Status:	Active
Size:	1,800 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned Parking,Guest Parking,Valet Parking
View:	Intracoastal View,Ocean View,Water View
Rental Price:	\$7,950
List PPSF:	\$4
Valuated Price:	\$1,174,000
Valuated PPSF:	\$652

*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.*

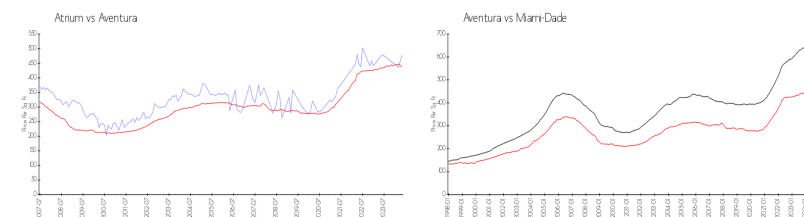
## Building Information

Number of units:	192
Number of active listings for rent:	11
Number of active listings for sale:	9
Building inventory for sale:	4%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

## Building Association Information

Atrium at Aventura Condominium  
Association Inc  
305-918-0097

## Market Information



Atrium:	\$477/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Atrium	5%
Aventura	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Atrium	75 days
Aventura	92 days
Miami-Dade	82 days

