

# Unit 18051 Biscayne Blvd # 1804 - del Prado North

18051 Biscayne Blvd # 1804 - 18051 Biscayne Blvd, Aventura, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11588226
Status:	Active
Size:	3,260 Sq ft.
Bedrooms:	4
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	2 Spaces,Parking Garage,Valet Parking
View:	Bay,Intracoastal View,Water View
Rental Price:	\$5,500
List PPSF:	\$2
Valuated Price:	\$753,000
Valuated PPSF:	\$231

*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.*



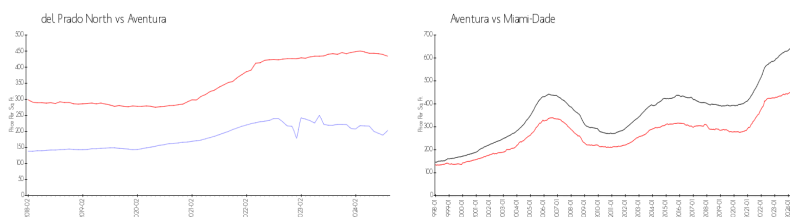
## Building Information

Number of units:	307
Number of active listings for rent:	0
Number of active listings for sale:	35
Building inventory for sale:	11%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	1

## Building Association Information

Plaza Del Prado Condominium Association  
Address: 18071 Biscayne Blvd,  
Aventura, FL 33160  
Phone: +1 305-931-5643  
Plaza Del Prado Condominium Association  
18051 Biscayne Blvd  
Aventura, FL 33160  
+1 305-931-3544

## Market Information



del Prado North:	\$203/sq. ft.	Aventura:	\$434/sq. ft.
Aventura:	\$434/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

del Prado North	11%
Aventura	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

del Prado North	100 days
Aventura	99 days
Miami-Dade	85 days