

Unit 606B - Bayview at North Bay Village

606B - 1625 Kennedy Cswy, North Bay Village, FL, Miami-Dade 33141

Unit Information

MLS Number: A11590873
 Status: Active
 Size: 1,109 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$520,000
 List PPSF: \$469
 Valuated Price: \$492,000
 Valuated PPSF: \$444

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: 75
 Number of active listings for rent: 0
 Number of active listings for sale: 7
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

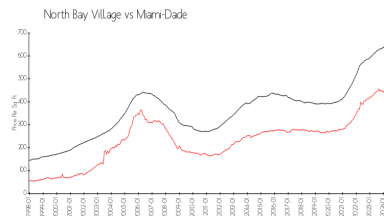
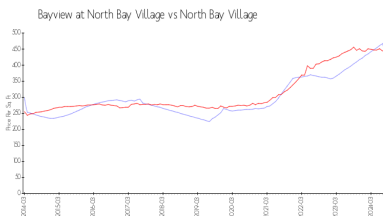
Building Association Information

Bayview Condominium
 at North Bay Village
 1625 Kennedy Causeway
 North Bay Village, Florida 33141-4177
 Phone: +1 305-868-6446

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
706B	1,109 sq ft	Jul 2024	\$545,000	\$491
1105G	932 sq ft	Feb 2024	\$390,000	\$418
PH3	1,109 sq ft	Nov 2023	\$570,000	\$514

Market Information

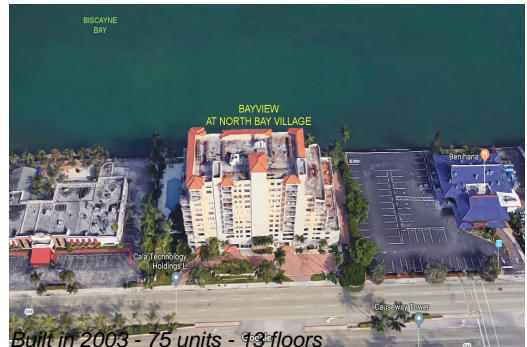


Bayview at North Bay Village: \$426/sq. ft.
 North Bay Village: \$446/sq. ft.

North Bay Village: \$446/sq. ft.
 Miami-Dade: \$696/sq. ft.

Inventory for Sale

Bayview at North Bay Village: 9%
 North Bay Village: 4%
 Miami-Dade: 4%



Avg. Time to Close Over Last 12 Months

Bayview at North Bay Village	113 days
North Bay Village	98 days
Miami-Dade	84 days