

# Unit 1004 - Mutiny Park

1004 - 2889 McFarlane Rd, Miami, FL, Miami-Dade 33133

## Unit Information

MLS Number:	A11593894
Status:	Cancelled
Size:	754 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	
List Price:	\$655,000
List PPSF:	\$869
Valuated Price:	\$582,000
Valuated PPSF:	\$772

*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:	210
Number of active listings for rent:	8
Number of active listings for sale:	5
Building inventory for sale:	2%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

## Building Association Information

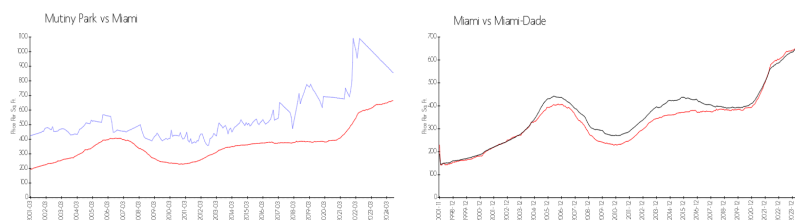
Munity Park Condo Association  
305.447.8217

[http://mutinyparkcondos.com/sub\\_category\\_list.asp?category=5&title=Contact](http://mutinyparkcondos.com/sub_category_list.asp?category=5&title=Contact)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2006	756 sq ft	Sep 2024	\$660,000	\$873
2007	397 sq ft	Sep 2024	\$400,000	\$1,008
1701/1703	1,515 sq ft	Jul 2024	\$1,350,000	\$891
2017	963 sq ft	Jun 2024	\$915,000	\$950
903	398 sq ft	May 2024	\$305,000	\$766

## Market Information



Mutiny Park:	\$855/sq. ft.	Miami:	\$664/sq. ft.
Miami:	\$664/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Mutiny Park	2%
Miami	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Mutiny Park	122 days
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Miami  
Miami-Dade

85 days  
85 days