

# Unit 706 - Coral Palms

706 - 2400 SW 3 Ave, Miami, FL, Miami-Dade 33129

## Unit Information

MLS Number: A11594232  
Status: Withdrawn  
Size: 715 Sq ft.  
Bedrooms: 1  
Full Bathrooms: 1  
Half Bathrooms:  
Parking Spaces: 1 Space,Covered Parking  
View:  
List Price: \$340,000  
List PPSF: \$476  
Valuated Price: \$310,000  
Valuated PPSF: \$434

*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.*

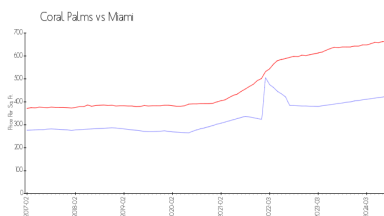
## Building Information

Number of units: 42  
Number of active listings for rent: 0  
Number of active listings for sale: 2  
Building inventory for sale: 4%  
Number of sales over the last 12 months: 1  
Number of sales over the last 6 months: 1  
Number of sales over the last 3 months: 0

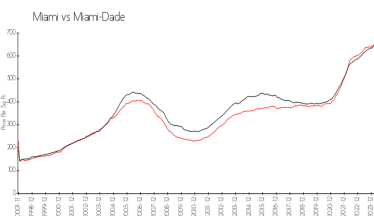
## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
603	1,035 sq ft	May 2024	\$425,000	\$411

## Market Information



Coral Palms: \$424/sq. ft.  
Miami: \$664/sq. ft.



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

## Inventory for Sale

Coral Palms 5%  
Miami 4%  
Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Coral Palms 102 days  
Miami 85 days  
Miami-Dade 85 days

