

# Unit 609 - Venture at Aventura East

609 - 18800 NE 29 Av, Aventura, FL, Miami-Dade 33180

## Unit Information

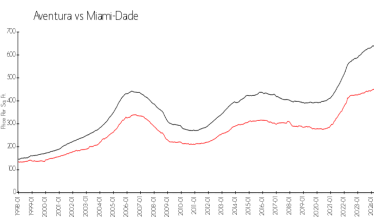
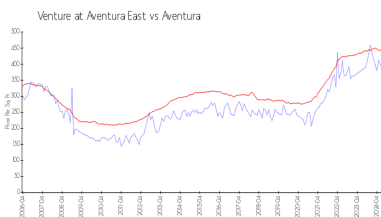
MLS Number: A11597651  
Status: Pending  
Size: 1,099 Sq ft.  
Bedrooms: 2  
Full Bathrooms: 2  
Half Bathrooms:  
Parking Spaces: Additional Spaces Available,Assigned Parking  
View:  
Rental Price: \$3,200  
List PPSF: \$3  
Valuated Price: \$393,000  
Valuated PPSF: \$358

*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: 309  
Number of active listings for rent: 23  
Number of active listings for sale: 19  
Building inventory for sale: 6%  
Number of sales over the last 12 months: 9  
Number of sales over the last 6 months: 5  
Number of sales over the last 3 months: 2

## Market Information



Venture at Aventura East:	\$367/sq. ft.	Aventura:	\$434/sq. ft.
Aventura:	\$434/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Venture at Aventura East	6%
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Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Venture at Aventura East	52 days
Aventura	99 days
Miami-Dade	85 days

