

# Unit D-3937 - Grand

D-3937 - 1717 N Bayshore Dr, Miami, FL, Miami-Dade 33132

## Unit Information

MLS Number:	A11597962
Status:	Pending
Size:	1,048 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Covered Parking,Valet Parking
View:	Bay,Canal,Intracoastal View,Other View
Rental Price:	\$3,300
List PPSF:	\$3
Valuated Price:	\$499,000
Valuated PPSF:	\$476

*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.*

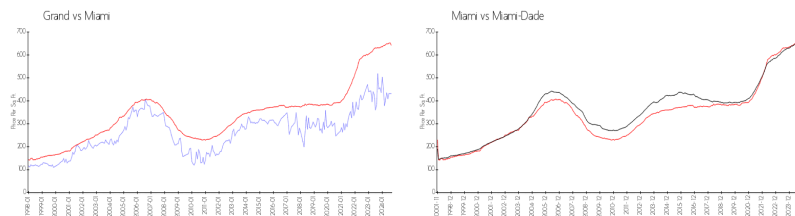
## Building Information

Number of units:	795
Number of active listings for rent:	30
Number of active listings for sale:	19
Building inventory for sale:	2%
Number of sales over the last 12 months:	26
Number of sales over the last 6 months:	16
Number of sales over the last 3 months:	7

## Building Association Information

Grand Condominium Association, Inc.  
(305) 374-2822 & (305) 374-8006

## Market Information



Grand:	\$432/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Grand	2%
Miami	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Grand	75 days
Miami	85 days
Miami-Dade	85 days



Built in 1986 - 795 units - 41 floors