

# Unit 2003 - Peninsula 2

2003 - 3301 NE 183 St, Aventura, FL, Miami-Dade 33160

## Unit Information

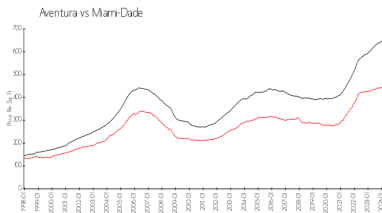
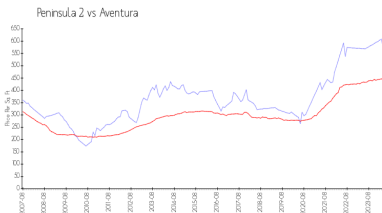
MLS Number: A11599097  
 Status: Active  
 Size: 3,082 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms: 1  
 Parking Spaces:  
 View: Bay, Intracoastal View, Ocean View, Pool Area View, Tennis Court View  
 Rental Price: \$12,500  
 List PPSF: \$4  
 Valuated Price: \$1,760,000  
 Valuated PPSF: \$571

*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: 223  
 Number of active listings for rent: 5  
 Number of active listings for sale: 7  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 1

## Market Information



Peninsula 2: \$521/sq. ft.      Aventura: \$437/sq. ft.  
 Aventura: \$437/sq. ft.      Miami-Dade: \$705/sq. ft.

## Inventory for Sale

Peninsula 2: 3%  
 Aventura: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Peninsula 2: 105 days  
 Aventura: 91 days  
 Miami-Dade: 82 days

