

# Unit 7618 W 34th Ln # 101 - el Prado XV

7618 W 34th Ln # 101 - 3502 W 80 St, Hialeah, FL, Miami-Dade 33018

## Unit Information

MLS Number: A11599137  
 Status: Pending  
 Size: 1,150 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces, Additional Spaces Available  
 View:  
 List Price: \$399,000  
 List PPSF: \$347  
 Valuated Price: \$399,000  
 Valuated PPSF: \$347

*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: 290  
 Number of active listings for rent: 0  
 Number of active listings for sale: 2  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 5  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 4

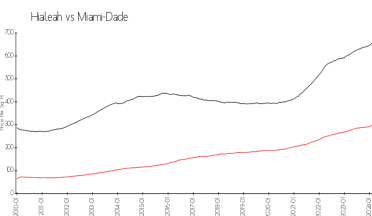
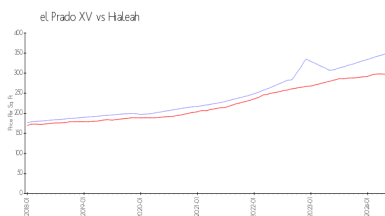
## Building Association Information

El Prado XV  
 7998 W 34 Ln,  
 Hialeah, FL 33018

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
17-102	990 sq ft	May 2024	\$355,000	\$359
8-202	990 sq ft	May 2024	\$335,000	\$338
3-102	1,150 sq ft	Apr 2024	\$342,500	\$298
203-45	990 sq ft	Apr 2024	\$330,000	\$333
102-55	990 sq ft	Nov 2023	\$340,000	\$343

## Market Information



el Prado XV: \$349/sq. ft.  
 Hialeah: \$297/sq. ft.

Hialeah: \$705/sq. ft.  
 Miami-Dade: \$297/sq. ft.

## Inventory for Sale

el Prado XV: 1%  
 Hialeah: 1%  
 Miami-Dade: 3%



## **Avg. Time to Close Over Last 12 Months**

el Prado XV	18 days
Hialeah	29 days
Miami-Dade	82 days