

# Unit 703 - Gables Marquis

703 - 3232 SW 22 St, Coral Gables, FL, Miami-Dade 33134

## Unit Information

|                 |   |
|-----------------|---|
| MLS Number:     | A11599624                               |
| Status:         | Rented                                  |
| Size:           | 1,180 Sq ft.                            |
| Bedrooms:       | 2                                       |
| Full Bathrooms: | 2                                       |
| Half Bathrooms: |   |
| Parking Spaces: | 1 Space,Assigned Parking,Parking Garage |
| View:           | Other View                              |
| Rental Price:   | \$3,400                                 |
| List PPSF:      | \$3                                     |
| Valuated Price: | \$509,000                               |
| Valuated PPSF:  | \$431                                   |

*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.*

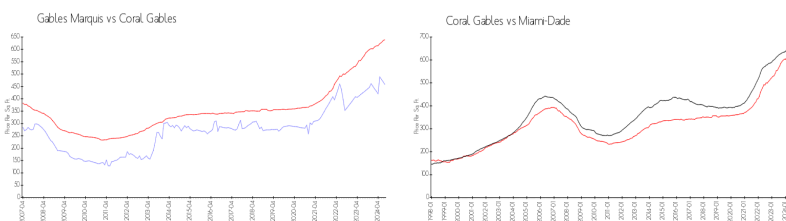
## Building Information

|  |     |
|--|-----|
| Number of units:                         | 177 |
| Number of active listings for rent:      | 12  |
| Number of active listings for sale:      | 4   |
| Building inventory for sale:             | 2%  |
| Number of sales over the last 12 months: | 5   |
| Number of sales over the last 6 months:  | 3   |
| Number of sales over the last 3 months:  | 1   |

## Building Association Information

Gables Marquis condominium  
(305) 461-0039 & (305) 567-3097

## Market Information



|                 |               |               |               |
|-----------------|---------------|---------------|---------------|
| Gables Marquis: | \$457/sq. ft. | Coral Gables: | \$639/sq. ft. |
| Coral Gables:   | \$639/sq. ft. | Miami-Dade:   | \$696/sq. ft. |

## Inventory for Sale

|                |    |
|----------------|----|
| Gables Marquis | 2% |
| Coral Gables   | 3% |
| Miami-Dade     | 4% |

## Avg. Time to Close Over Last 12 Months

|                |         |
|----------------|---------|
| Gables Marquis | 75 days |
| Coral Gables   | 66 days |
| Miami-Dade     | 85 days |

