

# Unit 405 - One Fifty One at Biscayne - Royal Oaks Biscayne Landing 2

405 - 14951 Royal Oaks Ln, North Miami, FL, Miami-Dade 3211

## Unit Information

MLS Number: A11600974  
 Status: Active  
 Size: 1,603 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: Assigned Parking, Parking Garage, Valet Parking  
 View: Garden View  
 Rental Price: \$3,000  
 List PPSF: \$2  
 Valuated Price: \$355,000  
 Valuated PPSF: \$221

*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.*

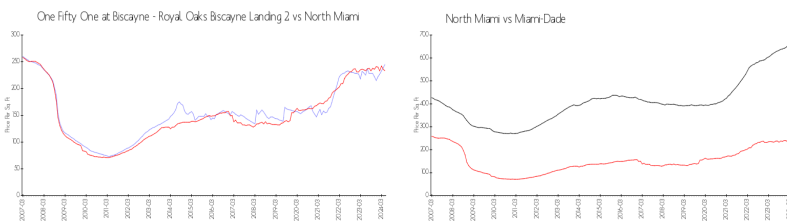
## Building Information

Number of units: 224  
 Number of active listings for rent: 0  
 Number of active listings for sale: 9  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 16  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 5

## Building Association Information

ONE FIFTY ONE AT BISCAYNE  
 CONDOMINIUM ASSOCIATION, INC.  
 15051 ROYAL OAKS LANE, SUITE #103,  
 NORTH MIAMI, FL. 33181  
 TEL 786.629.5424  
 FAX 786.888.5892

## Market Information



One Fifty One at Biscayne - Royal Oaks Biscayne Landing 2:	\$245/sq. ft.	North Miami:	\$233/sq. ft.
North Miami:	\$233/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

One Fifty One at Biscayne - Royal Oaks Biscayne Landing 2: 4%  
 North Miami: 5%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months



One Fifty One at Biscayne - Royal Oaks	66 days
Biscayne Landing 2	
North Miami	86 days
Miami-Dade	82 days