

Unit 204 - North Tower @ the Point

204 - 21205 Yacht Club Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number:	A11603990
Status:	Active
Size:	1,300 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Spaces
View:	
Rental Price:	\$3,300
List PPSF:	\$3
Valuated Price:	\$365,000
Valuated PPSF:	\$281



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.

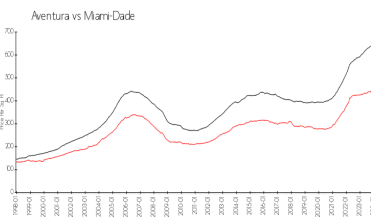
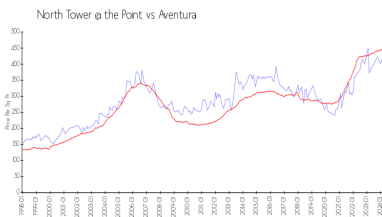
Building Information

Number of units:	287
Number of active listings for rent:	2
Number of active listings for sale:	22
Building inventory for sale:	7%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

Building Association Information

North Tower At The Point Condominium Association Inc
(305) 933-5456

Market Information



North Tower @ the Point:	\$352/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

North Tower @ the Point	8%
Aventura	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

North Tower @ the Point	85 days
Aventura	91 days
Miami-Dade	82 days