

# Unit 7400 W 20th Ave # 315 - Royal Palms

7400 W 20th Ave # 315 - 7400 W 20 Ave, Hialeah, FL, Miami-Dade 33016

## Unit Information

MLS Number: A11604789  
 Status: Active  
 Size: 830 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces, Additional Spaces Available  
 View:  
 List Price: \$249,900  
 List PPSF: \$301  
 Valuated Price: \$250,000  
 Valuated PPSF: \$301

*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: 178  
 Number of active listings for rent: 0  
 Number of active listings for sale: 1  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 2

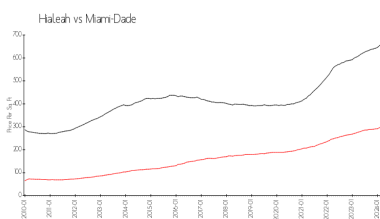
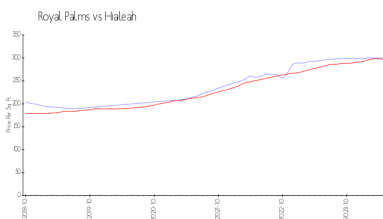
## Building Association Information

Royal Palms Condominiums  
 Address: 7420 W 20th Ave #328,  
 Hialeah, FL 33016  
 Phone: +1 305-981-6295

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
437	950 sq ft	May 2024	\$245,000	\$258
420	840 sq ft	Apr 2024	\$239,000	\$285
319	570 sq ft	Mar 2024	\$193,000	\$339
444	840 sq ft	Oct 2023	\$250,000	\$298
250	840 sq ft	Aug 2023	\$250,000	\$298
310	840 sq ft	Aug 2023	\$250,000	\$298

## Market Information

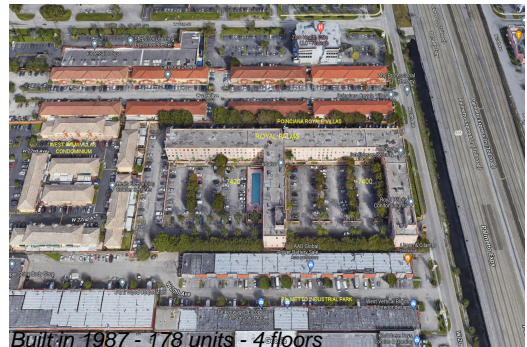


Royal Palms: \$300/sq. ft.  
 Hialeah: \$297/sq. ft.

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

## Inventory for Sale

Royal Palms: 1%  
 Hialeah: 1%  
 Miami-Dade: 3%



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

Royal Palms	50 days
Hialeah	29 days
Miami-Dade	82 days