

Unit 7805 NW 104th Ave # 36 - Apex at Park Central

7805 NW 104th Ave # 36 - 8195 NW 104 Ave, Doral, FL, Miami-Dade

Unit Information

MLS Number: A11605556
 Status: Active
 Size: 1,236 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Guest Parking
 View:
 List Price: \$498,000
 List PPSF: \$403
 Valuated Price: \$535,000
 Valuated PPSF: \$433

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: 384
 Number of active listings for rent: 0
 Number of active listings for sale: 9
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 20
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 7

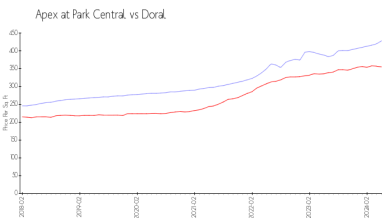
Building Association Information

Apex at Park Central
 Address: 8195 NW 104th Ave,
 Doral, FL 33178
 Phone: +1 855-777-3414

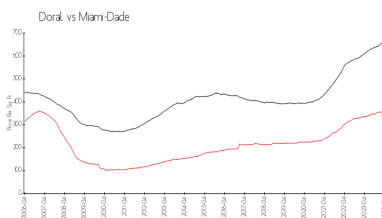
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1	1,236 sq ft	May 2024	\$520,000	\$421
22	1,088 sq ft	May 2024	\$445,000	\$409
37	1,072 sq ft	May 2024	\$460,000	\$429
4	967 sq ft	May 2024	\$430,000	\$445
24	967 sq ft	May 2024	\$420,000	\$434

Market Information



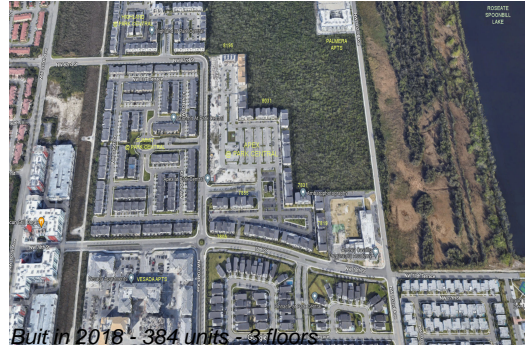
Apex at Park Central: \$428/sq. ft.
 Doral: \$355/sq. ft.



Doral: \$355/sq. ft.
 Miami-Dade: \$705/sq. ft.

Inventory for Sale

Apex at Park Central: 2%
 Doral: 2%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Apex at Park Central	26 days
Doral	49 days
Miami-Dade	82 days