

# Unit 808 - Terra Lake Villas

808 - 6105-6435 SW 129 Pl, Kendall West, FL, Miami-Dade 33183

## Unit Information

MLS Number:	A11606301
Status:	Closed
Size:	1,100 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Assigned Parking,Guest Parking
View:	
List Price:	\$390,000
List PPSF:	\$355
Valuated Price:	\$401,000
Valuated PPSF:	\$365

*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:	231
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:	4
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

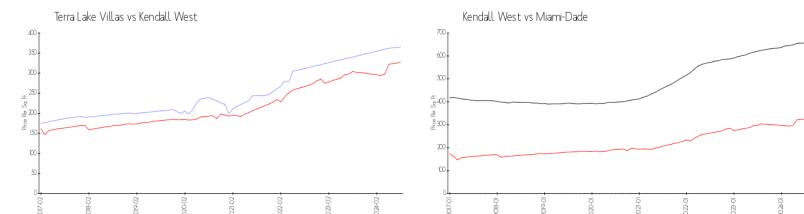
## Building Association Information

Terra Lake Villas  
Condominium Association Inc  
12955 SW 42nd Street # 7  
Miami, FL 33175  
(305) 254-3888  
(305) 225-1897  
(786) 350-6006

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
407	711 sq ft	Sep 2024	\$275,000	\$387
1009	1,100 sq ft	Sep 2024	\$379,999	\$345
808	1,100 sq ft	Aug 2024	\$390,000	\$355
208	711 sq ft	May 2024	\$260,000	\$366

## Market Information



Terra Lake Villas: \$365/sq. ft.  
Kendall West: \$327/sq. ft.

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Miami-Dade: \$696/sq. ft.

## Inventory for Sale

Terra Lake Villas	0%
Kendall West	1%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months



Built in 1987 - 231 units - 2 floors

Terra Lake Villas	22 days
Kendall West	28 days
Miami-Dade	85 days