

Unit 708A - Bayview at North Bay Village

708A - 1625 Kennedy Cswy, North Bay Village, FL, Miami-Dade 33141

Unit Information

MLS Number:	A11607181
Status:	Active
Size:	1,226 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$450,000
List PPSF:	\$367
Valuated Price:	\$468,000
Valuated PPSF:	\$382

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:	75
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	8%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

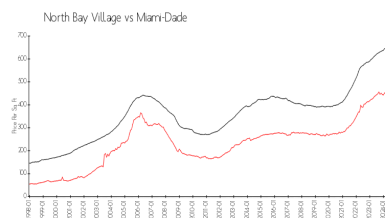
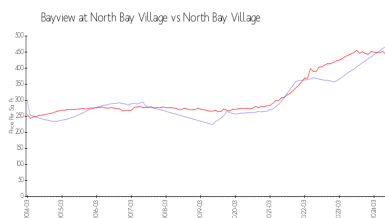
Building Association Information

Bayview Condominium
at North Bay Village
1625 Kennedy Causeway
North Bay Village, Florida 33141-4177
Phone: +1 305-868-6446

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
706B	1,109 sq ft	Jul 2024	\$545,000	\$491
1105G	932 sq ft	Feb 2024	\$390,000	\$418
PH3	1,109 sq ft	Nov 2023	\$570,000	\$514

Market Information



Bayview at North Bay Village: \$426/sq. ft.
North Bay Village: \$446/sq. ft.

North Bay Village: \$446/sq. ft.
Miami-Dade: \$695/sq. ft.

Inventory for Sale

Bayview at North Bay Village	8%
North Bay Village	4%
Miami-Dade	4%



Built in 2003 - 75 units - 13 floors

Avg. Time to Close Over Last 12 Months

Bayview at North Bay Village	113 days
North Bay Village	97 days
Miami-Dade	84 days