

Unit 704 - One Fifty One at Biscayne - Royal Oaks Biscayne Landing 2

704 - 14951 Royal Oaks Ln, North Miami, FL, Miami-Dade 3211

Unit Information

MLS Number: A11609756
 Status: Active
 Size: 1,743 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$383,000
 List PPSF: \$220
 Valuated Price: \$375,000
 Valuated PPSF: \$215

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: 224
 Number of active listings for rent: 0
 Number of active listings for sale: 7
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 15
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 3

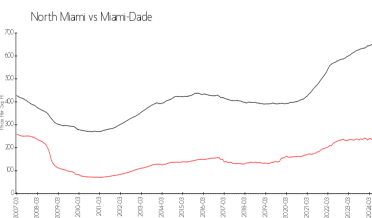
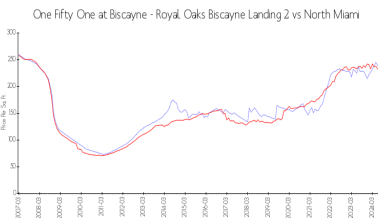
Building Association Information

ONE FIFTY ONE AT BISCAYNE
 CONDOMINIUM ASSOCIATION, INC.
 15051 ROYAL OAKS LANE, SUITE #103,
 NORTH MIAMI, FL. 33181
 TEL 786.629.5424
 FAX 786.888.5892

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2207	1,967 sq ft	Aug 2024	\$510,000	\$259
2103	1,834 sq ft	Aug 2024	\$434,000	\$237
706	1,801 sq ft	Jul 2024	\$525,000	\$292
2204	1,743 sq ft	Jun 2024	\$425,000	\$244
1507	1,967 sq ft	Jun 2024	\$430,000	\$219

Market Information



One Fifty One at Biscayne - Royal Oaks Biscayne Landing 2: \$230/sq. ft.

North Miami: \$233/sq. ft.

North Miami: \$233/sq. ft.

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

Inventory for Sale

One Fifty One at Biscayne - Royal Oaks 3%



Biscayne Landing 2	
North Miami	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

One Fifty One at Biscayne - Royal Oaks	92 days
Biscayne Landing 2	
North Miami	93 days
Miami-Dade	85 days