

Unit 2503 - Mystic Pointe Tower 400

2503 - 3500 Mystic Pointe Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number: A11614517
 Status: Active
 Size: 1,380 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View: Intracoastal View,Ocean View,Water View
 Rental Price: \$5,500
 List PPSF: \$4
 Valuated Price: \$531,000
 Valuated PPSF: \$390

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

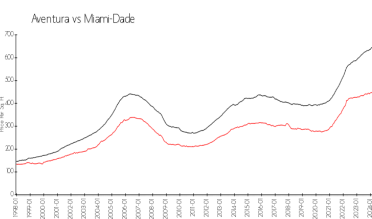
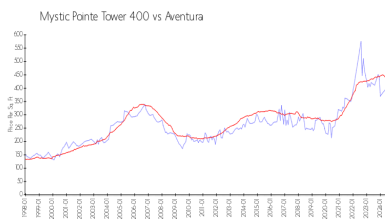
Number of units: 308
 Number of active listings for rent: 8
 Number of active listings for sale: 15
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 1

Building Association Information

Mystic Pointe Tower 400 Condominium
 (305)935-3924 & (786) 445-0360 & actionteam@mysticpointetower400.com

<http://www.mysticpointe400.com/>

Market Information



Mystic Pointe Tower 400:	\$408/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$696/sq. ft.

Inventory for Sale

Mystic Pointe Tower 400: 5%
 Aventura: 6%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Mystic Pointe Tower 400: 162 days
 Aventura: 97 days
 Miami-Dade: 84 days

