

# Unit D-412 - Monte Carlo (A-B-C&D)

D-412 - 482 NW 165 St, Miami Gardens, FL, Miami-Dade 33169

## Unit Information

MLS Number:	A11616203
Status:	Active
Size:	1,175 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$205,000
List PPSF:	\$174
Valuated Price:	\$167,000
Valuated PPSF:	\$142

*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:	348
Number of active listings for rent:	0
Number of active listings for sale:	32
Building inventory for sale:	9%
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:	2

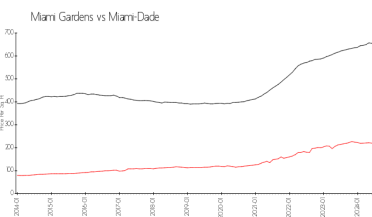
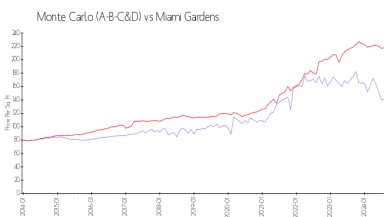
## Building Association Information

Monte Carlo of Miami  
 Condominiums Association  
 496 NW 165th St  
 Miami, FL 33169  
 (305) 949-2588

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
C609	1,175 sq ft	Aug 2024	\$169,500	\$144
B109	1,175 sq ft	Jul 2024	\$160,000	\$136
B311	826 sq ft	May 2024	\$145,000	\$176
C108	826 sq ft	May 2024	\$156,000	\$189
A201	1,036 sq ft	Apr 2024	\$175,000	\$169
A-611	826 sq ft	Apr 2024	\$132,000	\$160

## Market Information

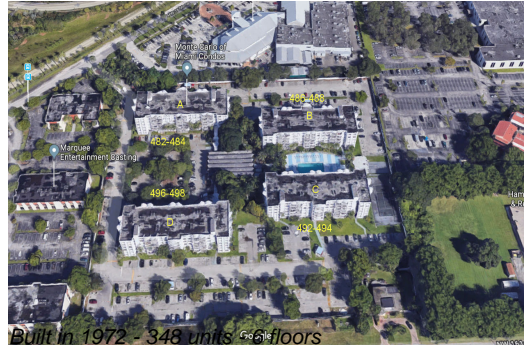


Monte Carlo (A-B-C&D): \$141/sq. ft.  
 Miami Gardens: \$218/sq. ft.

Miami Gardens: \$218/sq. ft.  
 Miami-Dade: \$697/sq. ft.

## Inventory for Sale

Monte Carlo (A-B-C&D)	9%
Miami Gardens	4%



Miami-Dade

4%

**Avg. Time to Close Over Last 12 Months**

Monte Carlo (A-B-C&D)

52 days

Miami Gardens

65 days

Miami-Dade

84 days