

Unit 14010 SW 91st Ter - Parc Vista

14010 SW 91st Ter - 9051-9541 SW 138 Pl, Kendall, FL, Miami-Dade 33186

Unit Information

MLS Number:	A11617604
Status:	Active Under Contract
Size:	862 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$260,000
List PPSF:	\$302
Valuated Price:	\$217,000
Valuated PPSF:	\$252

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:	502
Number of active listings for rent:	0
Number of active listings for sale:	5
Building inventory for sale:	0%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

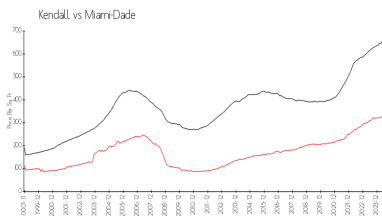
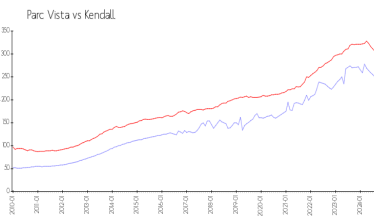
Building Association Information

Parc Vista Condo Association Inc
 14001 SW 93rd Ln,
 Miami, FL 33186
 (305) 385-1091

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
13944	1,224 sq ft	Aug 2024	\$310,000	\$253
14052	1,224 sq ft	Aug 2024	\$299,000	\$244
14012	978 sq ft	Jun 2024	\$270,000	\$276
9201	1,224 sq ft	Mar 2024	\$325,000	\$266
14004	862 sq ft	Mar 2024	\$247,500	\$287

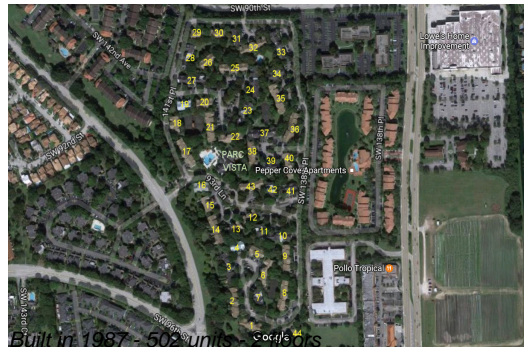
Market Information



Parc Vista:	\$250/sq. ft.	Kendall:	\$306/sq. ft.
Kendall:	\$306/sq. ft.	Miami-Dade:	\$697/sq. ft.

Inventory for Sale

Parc Vista	1%
Kendall	1%
Miami-Dade	4%



Avg. Time to Close Over Last 12 Months

Parc Vista	19 days
Kendall	47 days
Miami-Dade	84 days