

# Unit PH-22 - Coronado II

PH-22 - 20301 W Country Club Dr, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number: A11618527  
 Status: Active  
 Size: 1,138 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$375,000  
 List PPSF: \$330  
 Valuated Price: \$380,000  
 Valuated PPSF: \$334

*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: 238  
 Number of active listings for rent: 0  
 Number of active listings for sale: 20  
 Building inventory for sale: 8%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

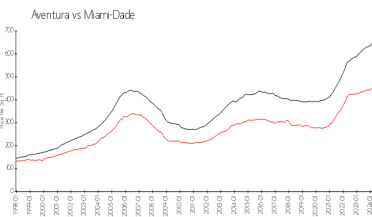
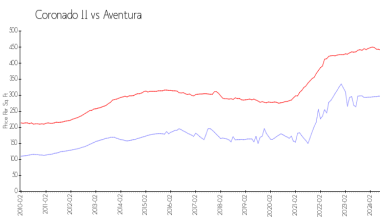
Coronado Condominium Association  
 20301 W Country Club Dr  
 Aventura, FL 33180  
 Phone number (305) 931-5900

[http://csimsi.ahn01.com/coronadofl/outside\\_home.asp](http://csimsi.ahn01.com/coronadofl/outside_home.asp)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2227	913 sq ft	Aug 2024	\$290,000	\$318
2522	1,138 sq ft	Mar 2024	\$340,000	\$299
1622	1,138 sq ft	Feb 2024	\$315,000	\$277
1830	1,238 sq ft	Jan 2024	\$310,000	\$250
1527	913 sq ft	Nov 2023	\$305,000	\$334

## Market Information



Coronado II: \$298/sq. ft.      Aventura: \$437/sq. ft.  
 Aventura: \$437/sq. ft.      Miami-Dade: \$696/sq. ft.

## Inventory for Sale

Coronado II: 8%  
 Aventura: 6%



Miami-Dade

4%

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

Coronado II

105 days

Aventura

98 days

Miami-Dade

84 days