

# Unit 1621 - Grand View Palace

1621 - 7601 E Treasure Dr, North Bay Village, FL, Miami-Dade 33141

## Unit Information

MLS Number:	A11619974
Status:	Active
Size:	1,030 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Intracoastal View
Rental Price:	\$3,000
List PPSF:	\$3
Valuated Price:	\$420,000
Valuated PPSF:	\$408

*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

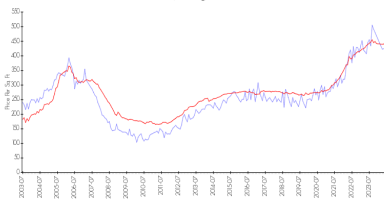
Number of units:	513
Number of active listings for rent:	9
Number of active listings for sale:	18
Building inventory for sale:	3%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

## Building Association Information

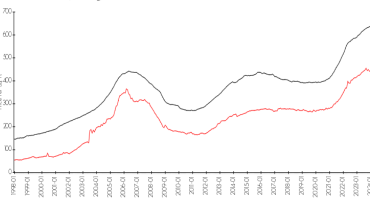
Grandview Palace Condominium Association, Inc  
 (305) 861-7512  
 managment office: (305) 861-7512

## Market Information

Grand View Palace vs North Bay Village



North Bay Village vs Miami-Dade



Grand View Palace: \$425/sq. ft.  
 North Bay Village: \$448/sq. ft.

North Bay Village: \$448/sq. ft.  
 Miami-Dade: \$704/sq. ft.

## Inventory for Sale

Grand View Palace	4%
North Bay Village	3%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Grand View Palace	60 days
North Bay Village	95 days
Miami-Dade	83 days

