

# Unit 1509 - Aventi at Aventura

1509 - 2801-2991 185 St, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number: A11620634  
 Status: Active  
 Size: 859 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Covered Parking,Guest Parking,Parking Garage  
 View:  
 Rental Price: \$2,450  
 List PPSF: \$3  
 Valuated Price: \$341,000  
 Valuated PPSF: \$397

*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.*

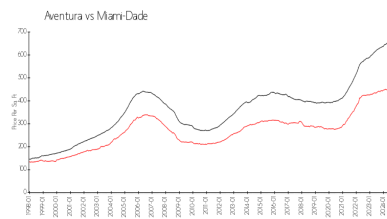
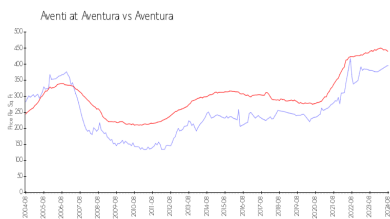
## Building Information

Number of units: 190  
 Number of active listings for rent: 6  
 Number of active listings for sale: 8  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 5  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 2

## Building Association Information

Aventi at Aventura Condominiums Associates Inc  
 305-931-6760

## Market Information



Aventi at Aventura: \$396/sq. ft.  
 Aventura: \$439/sq. ft.

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

## Inventory for Sale

Aventi at Aventura 4%  
 Aventura 5%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Aventi at Aventura 34 days  
 Aventura 97 days  
 Miami-Dade 84 days

