

# Unit 1604 - Yacht Club at Aventura

1604 - 19501 E Country Club Dr, Aventura, FL, Miami-Dade 33180

## Unit Information

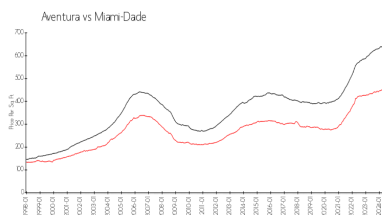
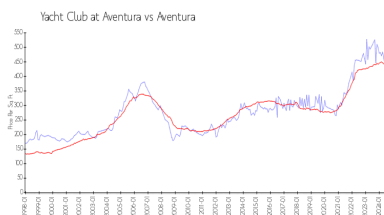
MLS Number:	A11622773
Status:	Cancelled
Size:	750 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,2 Spaces,Assigned Parking
View:	Intracoastal View
Rental Price:	\$2,500
List PPSF:	\$3
Valuated Price:	\$351,000
Valuated PPSF:	\$468

*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:	430
Number of active listings for rent:	41
Number of active listings for sale:	35
Building inventory for sale:	8%
Number of sales over the last 12 months:	25
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	4

## Market Information



Yacht Club at Aventura:	\$411/sq. ft.	Aventura:	\$434/sq. ft.
Aventura:	\$434/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Yacht Club at Aventura	8%
Aventura	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Yacht Club at Aventura	71 days
Aventura	99 days
Miami-Dade	85 days

