

# Unit 14170 SW 260th St # 101 - Cedar Wood Homes Condo

14170 SW 260th St # 101 - 14040 SW 260 St, Homestead, FL, Miami-Dade 33032

## Unit Information

MLS Number: A11625110  
 Status: Active  
 Size: 1,676 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Covered Parking,Guest Parking,Other Parking

View:  
 List Price: \$380,000  
 List PPSF: \$227  
 Valuated Price: \$384,000  
 Valuated PPSF: \$229

*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: 165  
 Number of active listings for rent: 0  
 Number of active listings for sale: 2  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 1

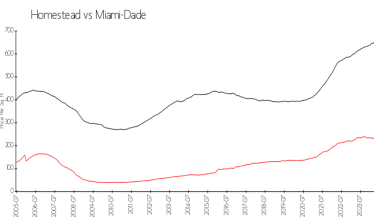
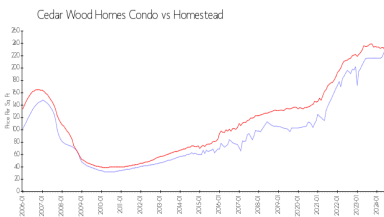
## Building Association Information

Cedar Woods Homes Condominium Association Inc  
 7100 SW 99th Avenue  
 Miami, FL 33173  
 Phone: (305) 598-4068

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
102	1,676 sq ft	May 2024	\$380,000	\$227
106	1,657 sq ft	Apr 2024	\$360,000	\$217
105	1,657 sq ft	Mar 2024	\$380,000	\$229
105	1,657 sq ft	Feb 2024	\$360,000	\$217
106	1,212 sq ft	Feb 2024	\$345,000	\$285

## Market Information



Cedar Wood Homes Condo: \$229/sq. ft.  
 Homestead: \$228/sq. ft.  
 Homestead: \$228/sq. ft.  
 Miami-Dade: \$704/sq. ft.

## Inventory for Sale

Cedar Wood Homes Condo: 1%



Homestead	2%
Miami-Dade	3%

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

Cedar Wood Homes Condo	52 days
Homestead	48 days
Miami-Dade	83 days