

Unit 1209 - Mystic Pointe Tower 300

1209 - 3600 Mystic Pointe Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number:	A11625890
Status:	Active
Size:	1,091 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	
View:	
Rental Price:	\$2,900
List PPSF:	\$3
Valuated Price:	\$373,000
Valuated PPSF:	\$342

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

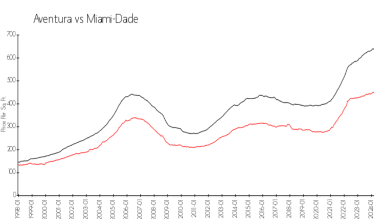
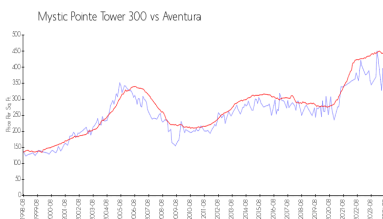
Number of units:	310
Number of active listings for rent:	6
Number of active listings for sale:	14
Building inventory for sale:	4%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	1

Building Association Information

Mystic Pointe Condo No. One Assoc., Inc. ., Inc. oc., Inc.
305-933-2636 & 300mgr@mystict300.com

<http://www.mysticpointe300.com/NewInteraction/web/Default.aspx?cid=92&n1=83>

Market Information



Mystic Pointe Tower 300:	\$332/sq. ft.	Aventura:	\$434/sq. ft.
Aventura:	\$434/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Mystic Pointe Tower 300	5%
Aventura	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Mystic Pointe Tower 300	71 days
Aventura	102 days
Miami-Dade	86 days

