

Unit C-109 - Monte Carlo (A-B-C&D)

C-109 - 482 NW 165 St, Miami Gardens, FL, Miami-Dade 33169

Unit Information

MLS Number: A11634376
 Status: Active
 Size: 1,175 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking

View:
 List Price: \$205,000
 List PPSF: \$174
 Valuated Price: \$151,000
 Valuated PPSF: \$129

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: 348
 Number of active listings for rent: 0
 Number of active listings for sale: 35
 Building inventory for sale: 10%
 Number of sales over the last 12 months: 18
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 3

Building Association Information

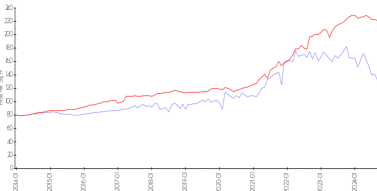
Monte Carlo of Miami
 Condominiums Association
 496 NW 165th St
 Miami, FL 33169
 (305) 949-2588

Recent Sales

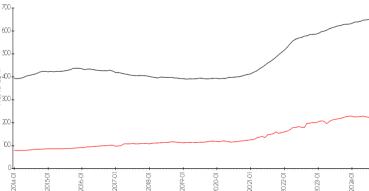
Unit #	Size	Closing Date	Sale Price	PPSF
A615	1,036 sq ft	Nov 2024	\$135,000	\$130
D-501	1,036 sq ft	Sep 2024	\$120,000	\$116
A216	1,036 sq ft	Sep 2024	\$143,000	\$138
C609	1,175 sq ft	Aug 2024	\$169,500	\$144
B109	1,175 sq ft	Jul 2024	\$160,000	\$136

Market Information

Monte Carlo (A-B-C&D) vs Miami Gardens



Miami Gardens vs Miami-Dade



Monte Carlo (A-B-C&D): \$132/sq. ft.

Miami Gardens: \$221/sq. ft.

Miami Gardens: \$221/sq. ft.

Miami-Dade: \$694/sq. ft.

Inventory for Sale

Monte Carlo (A-B-C&D) 10%
 Miami Gardens 5%
 Miami-Dade 4%



Avg. Time to Close Over Last 12 Months

Monte Carlo (A-B-C&D)	62 days
Miami Gardens	74 days
Miami-Dade	86 days