

# Unit 10227 NW 9th St Cir # 105-3 - West Fontaine (10227-10257)

10227 NW 9th St Cir # 105-3 - 10227 NW 9 St Cir, Doral, FL, Miami-Dade 33172

## Unit Information

MLS Number: A11641046  
 Status: Active  
 Size: 958 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$300,000  
 List PPSF: \$313  
 Valuated Price: \$300,000  
 Valuated PPSF: \$313

*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: 301  
 Number of active listings for rent: 0  
 Number of active listings for sale: 10  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 4  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 2

## Building Association Information

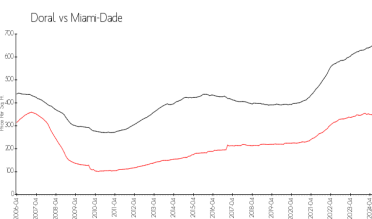
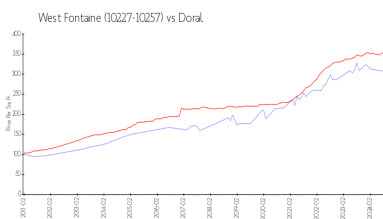
West Fontaine Condo  
 Condominium Management  
 10253 NW 9th Street Cir,  
 Miami, FL 33172  
 (305) 552-0760

<http://westfontaine.org/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
206-3	958 sq ft	Oct 2024	\$339,990	\$355
106-1	1,000 sq ft	Sep 2024	\$330,000	\$330
114-2	1,000 sq ft	Feb 2024	\$305,000	\$305
10210	1,000 sq ft	Dec 2023	\$315,000	\$315

## Market Information



West Fontaine (10227-10257): \$306/sq. ft.  
 Doral: \$356/sq. ft.

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

## Inventory for Sale

West Fontaine (10227-10257) 3%  
 Doral 3%



Miami-Dade 4%

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

West Fontaine (10227-10257)	65 days
Doral	60 days
Miami-Dade	86 days