

Unit 3395 NE 9th St # 101 - Monterey at Malibu Bay

3395 NE 9th St # 101 - 920-990 NE 33 Ter, Homestead, FL, Miami-Dade 33033

Unit Information

MLS Number: A11647048
 Status: Active
 Size: 1,196 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking
 View:
 List Price: \$285,000
 List PPSF: \$238
 Valuated Price: \$305,000
 Valuated PPSF: \$255

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: 240
 Number of active listings for rent: 0
 Number of active listings for sale: 9
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 1

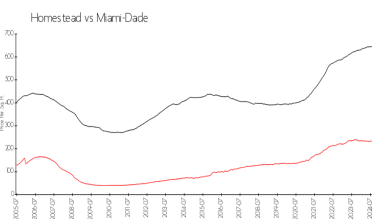
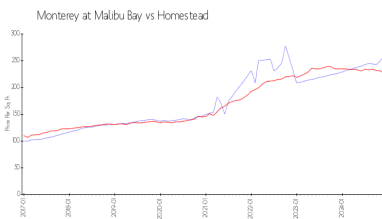
Building Association Information

Monterey at Malibu Bay
 Address: 920 NE 33rd Terrace,
 Homestead, FL 33033

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 201 | 1,176 sq ft | Jan 2025 | \$285,000 | \$242 |
| 101 | 1,196 sq ft | Oct 2024 | \$289,000 | \$242 |
| 204 | 1,176 sq ft | Aug 2024 | \$268,700 | \$228 |
| 203 | 910 sq ft | Aug 2024 | \$239,900 | \$264 |
| 104 | 1,196 sq ft | Feb 2024 | \$280,000 | \$234 |
| 104 | 1,196 sq ft | Feb 2024 | \$290,000 | \$242 |

Market Information



Monterey at Malibu Bay: \$256/sq. ft.
 Homestead: \$227/sq. ft.
 Homestead: \$227/sq. ft.
 Miami-Dade: \$688/sq. ft.

Inventory for Sale

Monterey at Malibu Bay: 4%
 Homestead: 4%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months



Monterey at Malibu Bay
Homestead
Miami-Dade

41 days
56 days
91 days