

# Unit A-2440 - Grand

A-2440 - 1717 N Bayshore Dr, Miami, FL, Miami-Dade 33132

## Unit Information

MLS Number: A11650080  
Status: Active  
Size: 1,390 Sq ft.  
Bedrooms: 2  
Full Bathrooms: 2  
Half Bathrooms:  
Parking Spaces: 1 Space  
View: Bay  
Rental Price: \$4,700  
List PPSF: \$3  
Valuated Price: \$570,000  
Valuated PPSF: \$410

*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.*

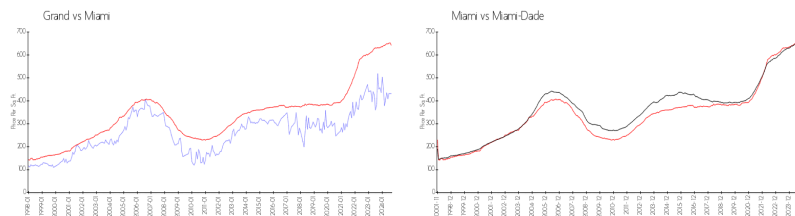
## Building Information

Number of units: 795  
Number of active listings for rent: 30  
Number of active listings for sale: 18  
Building inventory for sale: 2%  
Number of sales over the last 12 months: 27  
Number of sales over the last 6 months: 15  
Number of sales over the last 3 months: 9

## Building Association Information

Grand Condominium Association, Inc.  
(305) 374-2822 & (305) 374-8006

## Market Information



Grand:	\$432/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Grand	2%
Miami	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Grand	74 days
Miami	87 days
Miami-Dade	86 days

