

# Unit 2999 Point East Dr # C607 - Point East I

2999 Point East Dr # C607 - 2999 Point East Dr, Aventura, FL, Miami-Dade 33160

## Unit Information

MLS Number:	A11651111
Status:	Active
Size:	763 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	
List Price:	\$174,900
List PPSF:	\$229
Valuated Price:	\$194,000
Valuated PPSF:	\$249

*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:	312
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:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

## Building Association Information

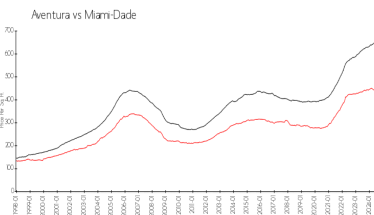
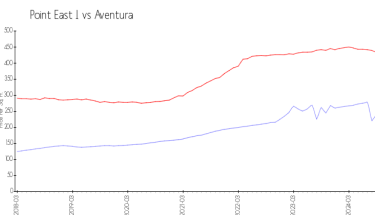
Point East One  
 2895 Point East Dr  
 Aventura, Florida, 33160  
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<https://www.pointeastcondominium.com/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
C414	1,083 sq ft	Oct 2024	\$310,000	\$286
D201	817 sq ft	Aug 2024	\$155,000	\$190
E104	817 sq ft	Aug 2024	\$200,000	\$245
E210	763 sq ft	Jul 2024	\$210,000	\$275
E610	763 sq ft	Jun 2024	\$155,000	\$203
C-507	768 sq ft	Jun 2024	\$279,500	\$364

## Market Information



Point East I:	\$242/sq. ft.	Aventura:	\$434/sq. ft.
Aventura:	\$434/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Point East I	3%
Aventura	6%
Miami-Dade	4%



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

Point East I	81 days
Aventura	101 days
Miami-Dade	86 days