

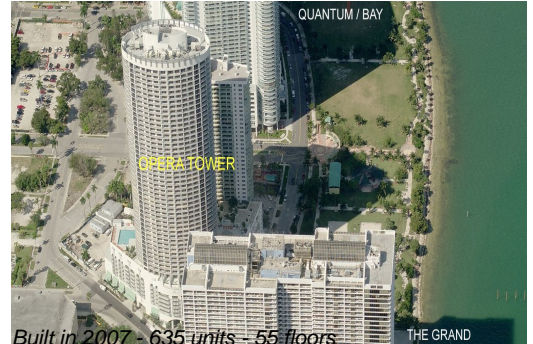
Unit 3010 - Opera Tower

3010 - 1750 N Bayshore Dr, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11652664
 Status: Active
 Size: 791 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces:
 View:
 Rental Price: \$2,800
 List PPSF: \$4
 Valuated Price: \$378,000
 Valuated PPSF: \$460

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.



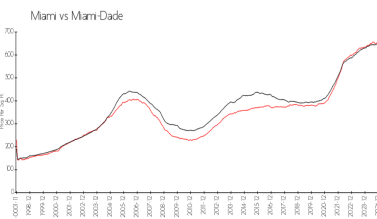
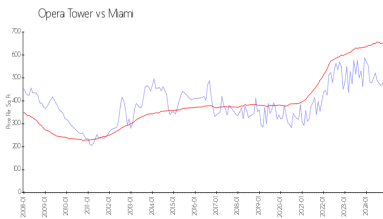
Building Information

Number of units: 635
 Number of active listings for rent: 18
 Number of active listings for sale: 60
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 24
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 6

Building Association Information

Opera Tower Condominium Association
 (786) 220-7536
 Opera Tower Managment(305) 503-0510

Market Information



Opera Tower:	\$488/sq. ft.	Miami:	\$895/sq. ft.
Miami:	\$895/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Opera Tower: 9%
 Miami: 5%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Opera Tower: 101 days
 Miami: 91 days
 Miami-Dade: 90 days