

Unit 402 - 5252 Paseo

402 - 5252 NW 85 Ave, Doral, FL, Miami-Dade 33166

Unit Information

MLS Number: A11653061
 Status: Active
 Size: 1,455 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking
 View:
 List Price: \$643,000
 List PPSF: \$442
 Valuated Price: \$599,000
 Valuated PPSF: \$451

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.

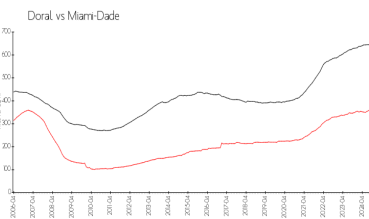
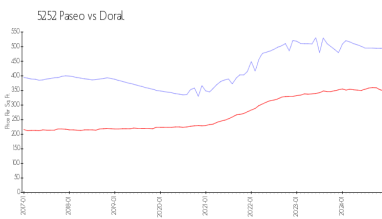
Building Information

Number of units: 203
 Number of active listings for rent: 0
 Number of active listings for sale: 15
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 3

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
709	950 sq ft	Dec 2024	\$460,000	\$484
601	1,067 sq ft	Dec 2024	\$475,000	\$445
1812	1,462 sq ft	Nov 2024	\$720,000	\$492
1211	1,097 sq ft	Sep 2024	\$500,000	\$456
2105	1,068 sq ft	Jul 2024	\$539,000	\$505

Market Information



5252 Paseo:	\$492/sq. ft.	Doral:	\$349/sq. ft.
Doral:	\$349/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

5252 Paseo: 7%
 Doral: 3%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

5252 Paseo: 85 days
 Doral: 66 days
 Miami-Dade: 91 days

