# **Unit 604 - Grovenor House**

604 - 2627 S Bayshore Dr, Miami, FL, Miami-Dade 33133

#### **Unit Information**

 MLS Number:
 A11654388

 Status:
 Active

 Size:
 2,640 Sq ft.

Bedrooms: 3
Full Bathrooms: 3
Half Bathrooms: 1

Parking Spaces: 2 Spaces, Assigned Parking View: Bay, Garden View, Pool Area View

 Rental Price:
 \$20,500

 List PPSF:
 \$8

 Valuated Price:
 \$2,948,000

 Valuated PPSF:
 \$1,117

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.

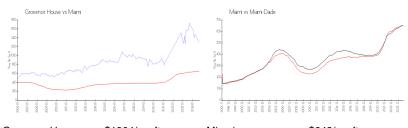
### **Building Information**

Number of units: 166
Number of active listings for rent: 2
Number of active listings for sale: 8
Building inventory for sale: 4%
Number of sales over the last 12 months: 7
Number of sales over the last 6 months: 3
Number of sales over the last 3 months: 2

# **Building Association Information**

Grovenor House Condominiums Association Inc (305) 854-1223

#### **Market Information**



Grovenor House: \$1304/sq. ft. Miami: \$642/sq. ft. Miami: \$642/sq. ft. Miami-Dade: \$694/sq. ft.

### **Inventory for Sale**

 Grovenor House
 5%

 Miami
 5%

 Miami-Dade
 4%

# Avg. Time to Close Over Last 12 Months

Grovenor House 51 days Miami 87 days Miami-Dade 86 days



