

Unit 3206 SE 7th Ct - Martinique (at the Isles) at Oasis

3206 SE 7th Ct - 401-767 SE 32 Ter, Homestead, FL, Miami-Dade 33033

Unit Information

MLS Number: A11656851
 Status: Pending
 Size: 1,432 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$350,000
 List PPSF: \$244
 Valuated Price: \$351,000
 Valuated PPSF: \$245

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: 240
 Number of active listings for rent: 0
 Number of active listings for sale: 8
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 1

Building Association Information

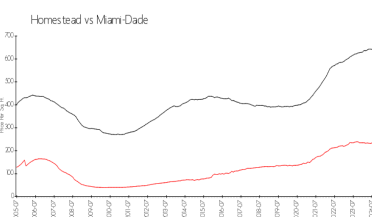
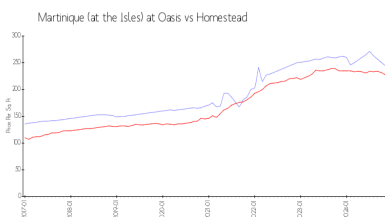
The Isles at Oasis
 ?c/o Alton Madison Property Management
 381 N Krome Avenue
 Suite 205
 ??Homestead, FL 33033

<http://www.theislesatoasis.com/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
	1,573 sq ft	Jan 2025	\$369,000	\$235
3203	1,224 sq ft	Sep 2024	\$342,000	\$279
618	1,402 sq ft	Aug 2024	\$378,000	\$270
3228	1,402 sq ft	Aug 2024	\$360,000	\$257
	1,402 sq ft	Apr 2024	\$365,000	\$260
	1,402 sq ft	Apr 2024	\$350,000	\$250

Market Information



Martinique (at the Isles) at Oasis:	\$245/sq. ft.	Homestead:	\$228/sq. ft.
Homestead:	\$228/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale



Martinique (at the Isles) at Oasis	3%
Homestead	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Martinique (at the Isles) at Oasis	28 days
Homestead	55 days
Miami-Dade	89 days