

# Unit PH10 - Lake Villa 3

PH10 - 739 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number: A11657026  
 Status: Active  
 Size: 2,220 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$15,000  
 List PPSF: \$7  
 Valuated Price: \$2,892,000  
 Valuated PPSF: \$1,303

*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.*

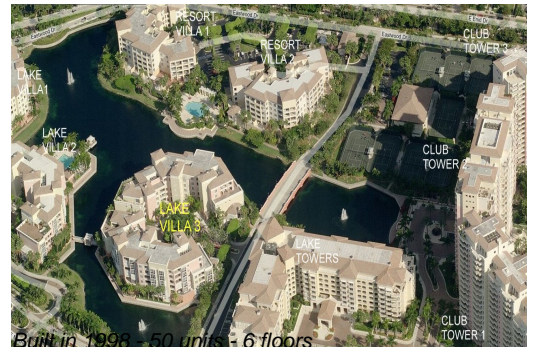
## Building Information

Number of units: 50  
 Number of active listings for rent: 4  
 Number of active listings for sale: 1  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

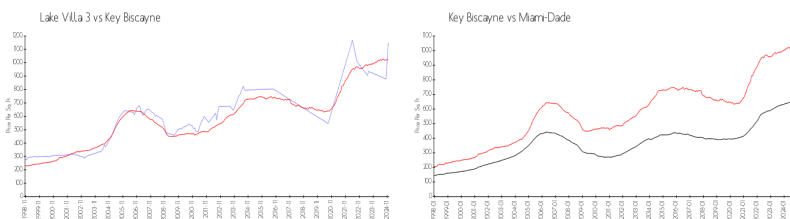
## Building Association Information

Lake Villa & Resort Villa Condominium Association 737 Crandon Blvd  
 Key Biscayne, FL 33149  
 (305) 361-2035  
 (305)-361-8972  
  
 (305) 365-7225  
 (305) 365-7294

<http://www.oceanclubkeybiscayne.org/Default.aspx?p=DynamicModule&pageid=301066&s>



## Market Information



Lake Villa 3: \$1144/sq. ft.  
 Key Biscayne: \$1029/sq. ft.  
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 Miami-Dade: \$688/sq. ft.

## Inventory for Sale

Lake Villa 3: 2%  
 Key Biscayne: 3%  
 Miami-Dade: 5%

## Avg. Time to Close Over Last 12 Months

Lake Villa 3: 108 days  
 Key Biscayne: 95 days  
 Miami-Dade: 91 days