

Unit UPH5301 - Paraiso Bay

UPH5301 - 650 NE 32 St, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number:	A11661046
Status:	Active
Size:	2,703 Sq ft.
Bedrooms:	3
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	Covered Parking, Valet Parking
View:	
List Price:	\$4,975,000
List PPSF:	\$1,841
Valuated Price:	\$2,719,000
Valuated PPSF:	\$1,006

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:	364
Number of active listings for rent:	0
Number of active listings for sale:	31
Building inventory for sale:	8%
Number of sales over the last 12 months:	18
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	6

Building Association Information

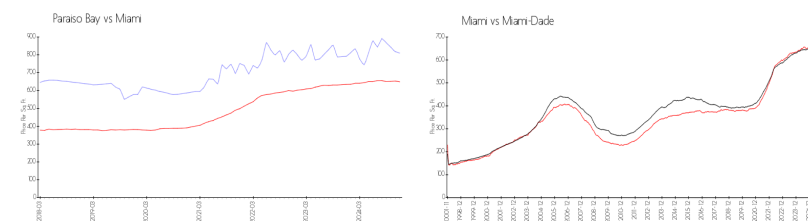
Paraiso Bay Residences
 Address: 650 NE 32nd St,
 Miami, FL 33137
 Phone: +1 305-390-0416

<https://www.paraisobaycondomiami.com/index.htm>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2106	1,067 sq ft	Jan 2025	\$930,000	\$872
4207	898 sq ft	Jan 2025	\$780,000	\$869
4304	1,193 sq ft	Dec 2024	\$932,500	\$782
2308	706 sq ft	Dec 2024	\$635,000	\$899
4906	1,067 sq ft	Nov 2024	\$950,000	\$890
2601	1,646 sq ft	Nov 2024	\$1,400,000	\$851

Market Information



Paraiso Bay:	\$807/sq. ft.	Miami:	\$895/sq. ft.
Miami:	\$895/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Paraiso Bay	9%
Miami	5%
Miami-Dade	5%



Avg. Time to Close Over Last 12 Months

Paraiso Bay	124 days
Miami	92 days
Miami-Dade	91 days