

# Unit 826 W Flagler St # 105 - Century Park 2

8826 W Flagler St # 105 - 8822-9030 W Flagler St, Fontainebleau, FL, Miami-Dade 33174

## Unit Information

MLS Number: A11662502  
 Status: Active  
 Size: 1,420 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Assigned Parking  
 View:  
 List Price: \$495,000  
 List PPSF: \$349  
 Valuated Price: \$463,000  
 Valuated PPSF: \$326

*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: 373  
 Number of active listings for rent: 0  
 Number of active listings for sale: 4  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

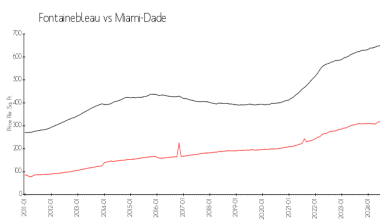
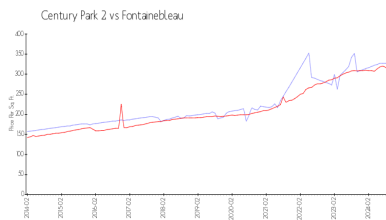
## Building Association Information

Century Pk II  
 8950 W Flagler St,  
 Miami, FL 33174  
 (305) 220-1715

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
103	1,260 sq ft	Aug 2024	\$420,000	\$333
15	1,475 sq ft	Jun 2024	\$481,000	\$326

## Market Information



Century Park 2:	\$327/sq. ft.	Fontainebleau:	\$311/sq. ft.
Fontainebleau:	\$311/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Century Park 2: 1%  
 Fontainebleau: 1%  
 Miami-Dade: 4%

## Avg. Time to Close Over Last 12 Months

Century Park 2: 31 days  
 Fontainebleau: 41 days  
 Miami-Dade: 86 days

