

# Unit 11D - Carroll Walk

11D - 9751 E Bay Harbor Dr, Bay Harbor, FL, Miami-Dade 33154

## Unit Information

MLS Number: A11662619  
 Status: Active  
 Size: 1,731 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Covered Parking  
 View:  
 List Price: \$1,325,000  
 List PPSF: \$765  
 Valuated Price: \$1,259,000  
 Valuated PPSF: \$727

*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: 39  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

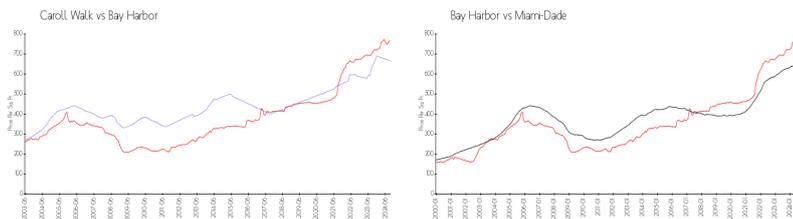
## Building Association Information

Carroll Walk Condominium Assn Inc  
 9751 East Bay Harbor Drive  
 Bay Harbor Islands, FL 33154  
 Phone: (305) 962-7000  
 Phone: (305) 868-3155

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
7C	1,508 sq ft	Dec 2023	\$945,000	\$627

## Market Information



Carroll Walk:	\$667/sq. ft.	Bay Harbor:	\$768/sq. ft.
Bay Harbor:	\$768/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Carroll Walk	8%
Bay Harbor	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Carroll Walk	15 days
Bay Harbor	106 days
Miami-Dade	86 days

