

Unit 1007 - Metropolis 2

1007 - 9065 S Dadeland Blvd, Pinecrest, FL, Miami-Dade 33156



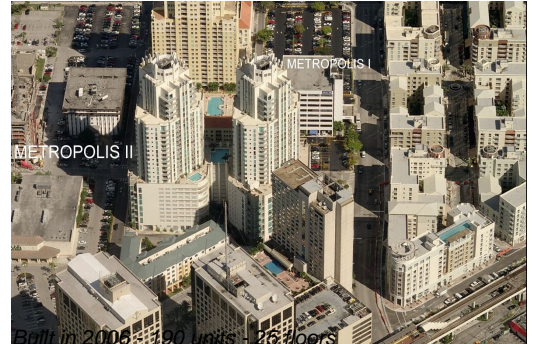
Unit Information

MLS Number: A11663820
 Status: Active
 Size: 1,150 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View: Other View
 Rental Price: \$3,150
 List PPSF: \$3
 Valuated Price: \$375,000
 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

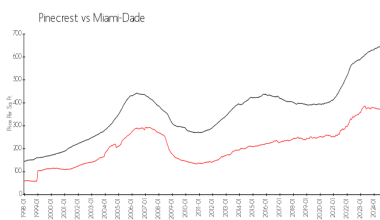
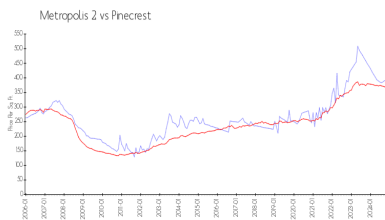
Number of units: 190
 Number of active listings for rent: 11
 Number of active listings for sale: 11
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2



Building Association Information

Metropolis At Dadeland Master Association
 (305) 670-1950

Market Information



Metropolis 2: \$396/sq. ft.
 Pinecrest: \$357/sq. ft.
 Pinecrest: \$357/sq. ft.
 Miami-Dade: \$688/sq. ft.

Inventory for Sale

Metropolis 2: 6%
 Pinecrest: 4%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Metropolis 2: 57 days
 Pinecrest: 60 days
 Miami-Dade: 91 days