

Unit B206 - Nob Hill West (A B C&D)

B206 - 10401 N Kendall Dr, Kendall, FL, Miami-Dade 33176

Unit Information

MLS Number: A11667140
 Status: Active
 Size: 750 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking, Guest Parking
 View:
 List Price: \$227,500
 List PPSF: \$303
 Valuated Price: \$184,000
 Valuated PPSF: \$245

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: 140
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

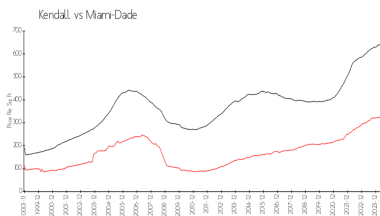
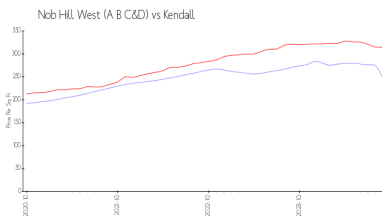
Building Association Information

Nob Hill West Condominium
 Address: 10427 N Kendall Dr,
 Miami, FL 33176,
 Phone: +1 305-275-5972

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
D110	1,010 sq ft	Aug 2024	\$275,000	\$272
D314	890 sq ft	Mar 2024	\$250,000	\$281
C109	1,010 sq ft	Feb 2024	\$275,000	\$272
D308	1,083 sq ft	Dec 2023	\$310,000	\$286

Market Information



Nob Hill West (A B C&D): \$246/sq. ft.
 Kendall: \$315/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Nob Hill West (A B C&D): 1%
 Kendall: 1%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Nob Hill West (A B C&D): 21 days
 Kendall: 52 days



Miami-Dade

86 days