

Unit A-2531 - Grand

A-2531 - 1717 N Bayshore Dr, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11667661
 Status: Active
 Size: 1,707 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Additional Spaces Available, Covered Parking
 View:
 List Price: \$849,000
 List PPSF: \$497
 Valuated Price: \$832,000
 Valuated PPSF: \$487

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: 795
 Number of active listings for rent: 30
 Number of active listings for sale: 18
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 27
 Number of sales over the last 6 months: 15
 Number of sales over the last 3 months: 9

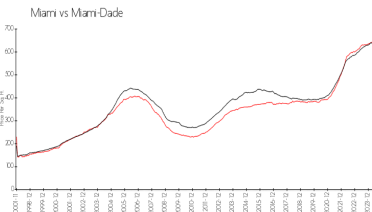
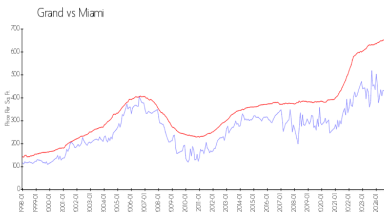
Building Association Information

Grand Condominium Association, Inc.
 (305) 374-2822 & (305) 374-8006

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
A2539	1,066 sq ft	Nov 2024	\$420,000	\$394
A-1932	1,382 sq ft	Nov 2024	\$795,000	\$575
A-1250	1,091 sq ft	Nov 2024	\$480,000	\$440
A-1842	1,094 sq ft	Oct 2024	\$430,000	\$393
3652	985 sq ft	Oct 2024	\$375,000	\$381

Market Information



Grand: \$432/sq. ft. Miami: \$642/sq. ft.
 Miami: \$642/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Grand: 2%
 Miami: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Grand: 74 days
 Miami: 87 days
 Miami-Dade: 86 days

