

Unit 18011 Biscayne Blvd # 1401 - del Prado South

18011 Biscayne Blvd # 1401 - 18011 Biscayne Blvd, Aventura, FL, Miami-Dade 33160



Unit Information

MLS Number: A11668223
 Status: Active
 Size: 1,830 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 3
 Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking
 View:
 List Price: \$549,900
 List PPSF: \$300
 Valuated Price: \$384,000
 Valuated PPSF: \$210

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: 313
 Number of active listings for rent: 0
 Number of active listings for sale: 28
 Building inventory for sale: 8%
 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: 3

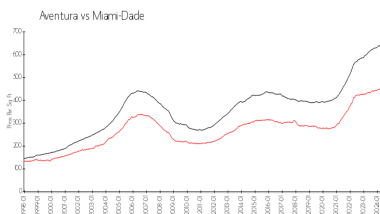
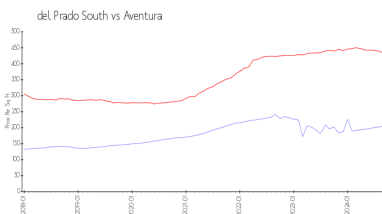
Building Association Information

Plaza Del Prado Condominium Association
 Address: 18071 Biscayne Blvd,
 Aventura, FL 33160
 Phone: +1 305-931-5643
 Plaza Del Prado Condominium Association
 18071 Biscayne Blvd
 Aventura, FL 33160
 (305) 682-7952
 +1 305-931-3544

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1502	1,251 sq ft	Nov 2024	\$220,000	\$176
1003	1,005 sq ft	Nov 2024	\$200,000	\$199
1905	1,605 sq ft	Oct 2024	\$442,000	\$275
1401	1,565 sq ft	Apr 2024	\$261,000	\$167
1205	1,605 sq ft	Feb 2024	\$290,000	\$181
302	1,251 sq ft	Feb 2024	\$230,000	\$184

Market Information



del Prado South: \$205/sq. ft.
 Aventura: \$434/sq. ft.
 Aventura: \$434/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

del Prado South	9%
Aventura	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

del Prado South	57 days
Aventura	101 days
Miami-Dade	86 days