

Unit 1907 - Paraiso Bayviews

1907 - 501 NE 31 St, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number:	A11675555
Status:	Active
Size:	746 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	
List Price:	\$490,000
List PPSF:	\$657
Valuated Price:	\$488,000
Valuated PPSF:	\$654

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:	384
Number of active listings for rent:	0
Number of active listings for sale:	45
Building inventory for sale:	11%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	6

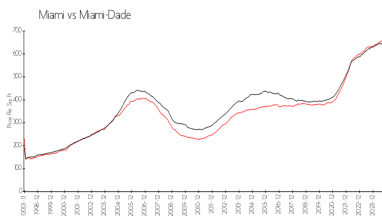
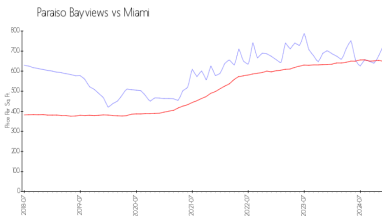
Building Association Information

Paraiso Bayviews
 Address: 501 NE 31st St,
 Miami, FL 33137

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
301	1,110 sq ft	Jan 2025	\$680,000	\$613
1608	1,084 sq ft	Jan 2025	\$645,000	\$595
1105	618 sq ft	Jan 2025	\$484,000	\$783
2101	1,110 sq ft	Dec 2024	\$785,000	\$707
1209	944 sq ft	Dec 2024	\$600,000	\$636

Market Information



Paraiso Bayviews:	\$727/sq. ft.	Miami:	\$895/sq. ft.
Miami:	\$895/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Paraiso Bayviews	12%
Miami	5%
Miami-Dade	5%

Avg. Time to Close Over Last 12 Months

Paraiso Bayviews	108 days
Miami	92 days
Miami-Dade	91 days

