

Unit B-509 - Monte Carlo (A-B-C&D)

B-509 - 482 NW 165 St, Miami Gardens, FL, Miami-Dade 33169

Unit Information

MLS Number: A11675725
 Status: Active
 Size: 1,175 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$179,900
 List PPSF: \$153
 Valuated Price: \$168,000
 Valuated PPSF: \$143

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: 348
 Number of active listings for rent: 0
 Number of active listings for sale: 30
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 16
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

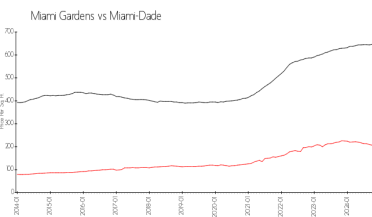
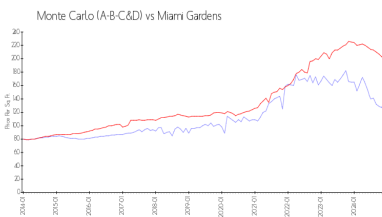
Building Association Information

Monte Carlo of Miami
 Condominiums Association
 496 NW 165th St
 Miami, FL 33169
 (305) 949-2588

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
D-612	1,175 sq ft	Dec 2024	\$172,000	\$146
A615	1,036 sq ft	Nov 2024	\$135,000	\$130
D-501	1,036 sq ft	Sep 2024	\$120,000	\$116
A216	1,036 sq ft	Sep 2024	\$143,000	\$138
C609	1,175 sq ft	Aug 2024	\$169,500	\$144

Market Information

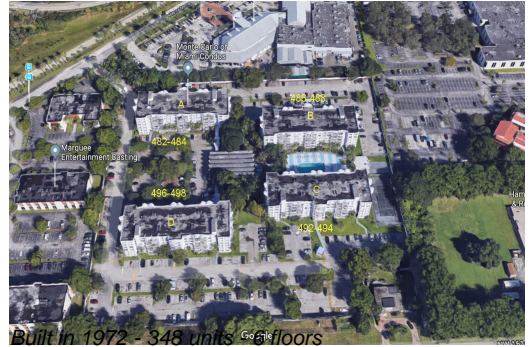


Monte Carlo (A-B-C&D):	\$141/sq. ft.	Miami Gardens:	\$204/sq. ft.
Miami Gardens:	\$204/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Monte Carlo (A-B-C&D) 9%
 Miami Gardens 4%
 Miami-Dade 5%

Avg. Time to Close Over Last 12 Months



Monte Carlo (A-B-C&D)
Miami Gardens
Miami-Dade

64 days
73 days
90 days