

# Unit 9D - Island Pointe

9D - 10350 W Bay Harbor Dr, Bay Harbor, FL, Miami-Dade 33154

## Unit Information

MLS Number: A11676697  
 Status: Active  
 Size: 1,330 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking  
 View: Intracoastal View  
 Rental Price: \$4,950  
 List PPSF: \$4  
 Valuated Price: \$715,000  
 Valuated PPSF: \$538

*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.*

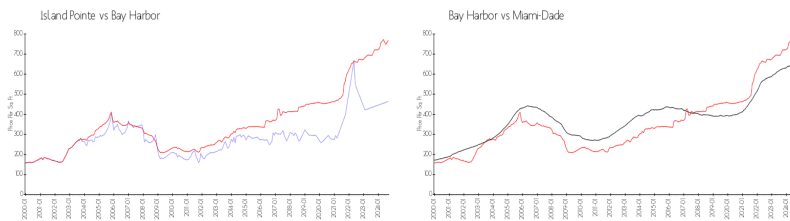
## Building Information

Number of units: 168  
 Number of active listings for rent: 5  
 Number of active listings for sale: 6  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

## Building Association Information

Island Point at Bay Harbour Condominium  
 305-864-9153  
 Manager: 305-864-8296 & IslandPointeManager@gmail.com

## Market Information



Island Pointe:	\$464/sq. ft.	Bay Harbor:	\$768/sq. ft.
Bay Harbor:	\$768/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Island Pointe 4%  
 Bay Harbor 6%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Island Pointe 37 days  
 Bay Harbor 106 days  
 Miami-Dade 86 days

