

Unit 110 - Tower Biscayne Cove

110 - 18181 NE 31 Ct, Aventura, FL, Miami-Dade 33160

Unit Information

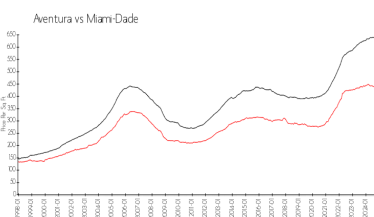
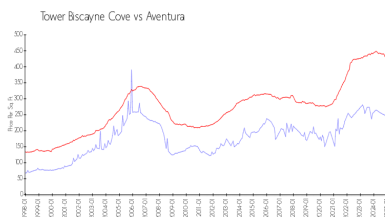
MLS Number: A11681983
 Status: Pending
 Size: 1,293 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Valet Parking
 View: Bay
 Rental Price: \$2,900
 List PPSF: \$2
 Valuated Price: \$264,000
 Valuated PPSF: \$204

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: 262
 Number of active listings for rent: 9
 Number of active listings for sale: 15
 Building inventory for sale: 5%
 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: 1

Market Information



Tower Biscayne Cove:	\$239/sq. ft.	Aventura:	\$420/sq. ft.
Aventura:	\$420/sq. ft.	Miami-Dade:	\$685/sq. ft.

Inventory for Sale

Tower Biscayne Cove	6%
Aventura	7%
Miami-Dade	5%

Avg. Time to Close Over Last 12 Months

Tower Biscayne Cove	138 days
Aventura	111 days
Miami-Dade	94 days

