

Unit 7845 W 36th Ave # 203 - West Poinciana Villas

7845 W 36th Ave # 203 - 7889 W 36 Ave, Hialeah, FL, Miami-Dade 33018

Unit Information

MLS Number: A11686628
 Status: Active
 Size: 1,080 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces, Additional Spaces Available, Guest Parking
 View:
 List Price: \$359,900
 List PPSF: \$333
 Valuated Price: \$340,000
 Valuated PPSF: \$315

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: 104
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

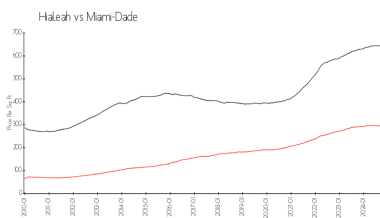
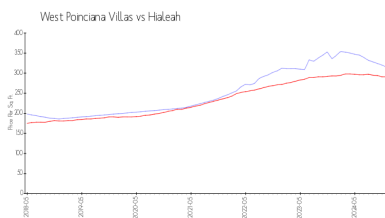
Building Association Information

West Poinciana Villas
 Address: NW 96th Ave,
 Hialeah, FL 33018

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
201	1,080 sq ft	Aug 2024	\$359,900	\$333
103	1,050 sq ft	Jun 2024	\$360,000	\$343
103	1,050 sq ft	Feb 2024	\$370,000	\$352

Market Information



West Poinciana Villas: \$313/sq. ft.
 Hialeah: \$291/sq. ft.
 Hialeah: \$291/sq. ft.
 Miami-Dade: \$688/sq. ft.

Inventory for Sale

West Poinciana Villas: 2%
 Hialeah: 1%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

West Poinciana Villas: 37 days



Hialeah
Miami-Dade

48 days
90 days