

# Unit 8201 NW 41st St # D-107 - Urbana at the Residences III

8201 NW 41st St # D-107 - 8001 NW 41 St, Doral, FL, Miami-Dade 33166

## Unit Information

MLS Number: A11690515  
 Status: Active  
 Size: 1,124 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View:  
 List Price: \$545,000  
 List PPSF: \$485  
 Valuated Price: \$545,000  
 Valuated PPSF: \$485

*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: 226  
 Number of active listings for rent: 0  
 Number of active listings for sale: 16  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 15  
 Number of sales over the last 6 months: 6  
 Number of sales over the last 3 months: 3

## Building Association Information

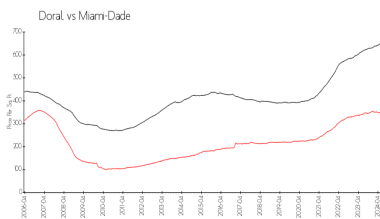
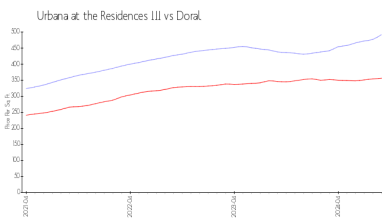
Urbana Midrise Condominium Residences  
 Address: 4745 NW 84th Ct,  
 Doral, FL 33166,

<https://websites.mmlive.net/urbananeighborhood>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
E-304	1,124 sq ft	Oct 2024	\$495,000	\$440
E-309	1,124 sq ft	Sep 2024	\$520,000	\$463
A-102	738 sq ft	Sep 2024	\$380,600	\$516
C-206	1,334 sq ft	Aug 2024	\$565,000	\$424
A-301	1,124 sq ft	Aug 2024	\$510,000	\$454
E-303	738 sq ft	Aug 2024	\$380,000	\$515

## Market Information



Urbana at the Residences III:	\$492/sq. ft.	Doral:	\$356/sq. ft.
Doral:	\$356/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Urbana at the Residences III: 7%  
 Doral: 3%



Miami-Dade 4%

**Avg. Time to Close Over Last 12 Months**

Urbana at the Residences III	56 days
Doral	60 days
Miami-Dade	86 days