

Unit 1712 - Hamptons West

1712 - 20281 E Country Club Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number: A11694588
 Status: Active
 Size: 1,470 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Valet Parking
 View:
 List Price: \$650,000
 List PPSF: \$442
 Valuated Price: \$539,000
 Valuated PPSF: \$367

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: 342
 Number of active listings for rent: 2
 Number of active listings for sale: 23
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 20
 Number of sales over the last 6 months: 8
 Number of sales over the last 3 months: 4

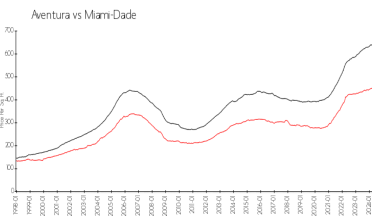
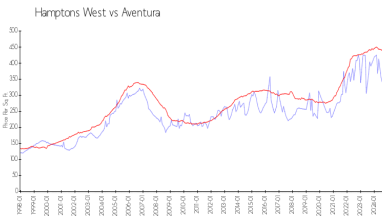
Building Association Information

Hamptons West Condominium
 (305) 932-3210 & (323) 512-7331

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1606	1,560 sq ft	Nov 2024	\$540,000	\$346
1109	1,560 sq ft	Nov 2024	\$715,000	\$458
2310	1,400 sq ft	Sep 2024	\$530,000	\$379
2215	1,800 sq ft	Sep 2024	\$635,000	\$353
2010	1,400 sq ft	Jul 2024	\$570,000	\$407

Market Information



Hamptons West: \$330/sq. ft. Aventura: \$434/sq. ft.
 Aventura: \$434/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Hamptons West: 7%
 Aventura: 6%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Hamptons West: 139 days
 Aventura: 101 days
 Miami-Dade: 86 days

