

# Unit 302 - Peninsula 2

302 - 3301 NE 183 St, Aventura, FL, Miami-Dade 33160

## Unit Information

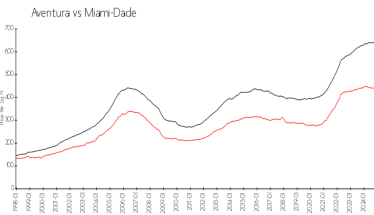
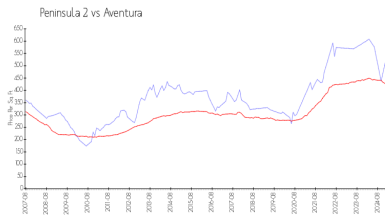
MLS Number: A11698453  
 Status: Rented  
 Size: 2,433 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View: Bay  
 Rental Price: \$6,500  
 List PPSF: \$3  
 Valuated Price: \$1,150,000  
 Valuated PPSF: \$473

*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: 223  
 Number of active listings for rent: 5  
 Number of active listings for sale: 14  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

## Market Information



Peninsula 2:	\$562/sq. ft.	Aventura:	\$421/sq. ft.
Aventura:	\$421/sq. ft.	Miami-Dade:	\$682/sq. ft.

## Inventory for Sale

Peninsula 2: 6%  
 Aventura: 7%  
 Miami-Dade: 5%

## Avg. Time to Close Over Last 12 Months

Peninsula 2: 123 days  
 Aventura: 107 days  
 Miami-Dade: 92 days

