

Unit 11603 NW 89th St # 214 - St Moritz at Doral (11401-11403-11501-11503-11603&11605)

11603 NW 89th St # 214 - 11605 NW 89 St, Doral, FL, Miami-Dade 33178

Unit Information

MLS Number: A11816724
 Status: Active
 Size: 1,121 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space,Assigned Parking
 View:
 List Price: \$399,000
 List PPSF: \$356
 Valuated Price: \$361,000
 Valuated PPSF: \$322

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

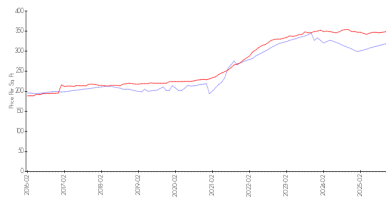
Number of units: 207
 Number of active listings for rent: 0
 Number of active listings for sale: 5
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 3

Recent Sales

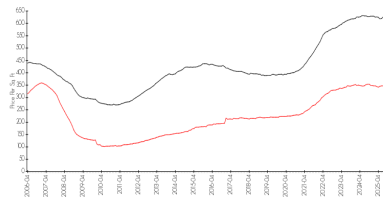
Unit #	Size	Closing Date	Sale Price	PPSF
215	1,088 sq ft	Dec 2025	\$350,000	\$322
217	1,088 sq ft	Nov 2025	\$350,000	\$322
112	1,207 sq ft	Sep 2025	\$415,000	\$344
224	1,256 sq ft	Jul 2025	\$385,000	\$307
203	1,256 sq ft	Jul 2025	\$415,000	\$330

Market Information

St Moritz at Doral (11401-11403-11501-11503-11603&11605) vs Doral



Doral vs Miami-Dade



St Moritz at Doral (11 \$321/sq. ft.
 401-11403-11501-11
 503-11603&11605):

Doral: \$352/sq. ft.

Doral: \$352/sq. ft.

Miami-Dade: \$668/sq. ft.

Inventory for Sale

St Moritz at Doral (11401-11403-11501-11 2%
 503-11603&11605)

Doral 2%

Miami-Dade 4%

Avg. Time to Close Over Last 12 Months

St Moritz at Doral (11401-11403-11501-11 79 days
 503-11603&11605)

Doral 61 days

Miami-Dade 77 days

