

Unit 803 - 5252 Paseo

803 - 5252 NW 85 Ave, Doral, FL, Miami-Dade 33166

Unit Information

MLS Number:	A11832260
Status:	Active
Size:	950 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Electric Vehicle Charging Station
View:	
List Price:	\$465,000
List PPSF:	\$489
Valuated Price:	\$441,000
Valuated PPSF:	\$464

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.

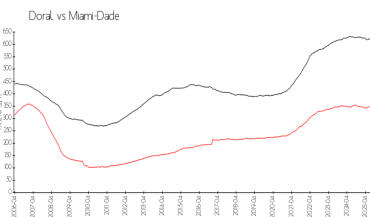
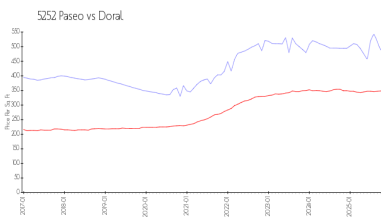
Building Information

Number of units:	203
Number of active listings for rent:	0
Number of active listings for sale:	14
Building inventory for sale:	6%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	2

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1402	1,328 sq ft	Dec 2025	\$720,000	\$542
1701	1,067 sq ft	Oct 2025	\$545,000	\$511
1207	688 sq ft	Aug 2025	\$370,000	\$538
1908	777 sq ft	Jul 2025	\$430,000	\$553
PH2002	1,413 sq ft	Jun 2025	\$765,000	\$541

Market Information



5252 Paseo:	\$486/sq. ft.	Doral:	\$352/sq. ft.
Doral:	\$352/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

5252 Paseo	7%
Doral	2%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

5252 Paseo	81 days
Doral	61 days
Miami-Dade	77 days

