

# Unit 3001 - North Tower @ the Point

3001 - 21205 Yacht Club Dr, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11878543
Status:	Active
Size:	1,700 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	Assigned Parking,Valet Parking
View:	
Rental Price:	\$6,300
List PPSF:	\$4
Valuated Price:	\$774,000
Valuated PPSF:	\$455

*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

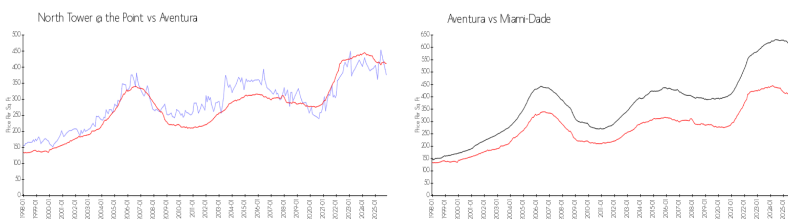
Number of units:	287
Number of active listings for rent:	2
Number of active listings for sale:	10
Building inventory for sale:	3%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

## Building Association Information

North Tower At The Point Condominium Association Inc  
(305) 933-5456

<https://>

## Market Information



North Tower @ the Point:	\$376/sq. ft.	Aventura:	\$411/sq. ft.
Aventura:	\$411/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

North Tower @ the Point	3%
Aventura	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

North Tower @ the Point	119 days
Aventura	98 days
Miami-Dade	77 days

