

# Unit 609 - Aventura ParkSquare

609 - 2960 NE 207 St, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11894058
Status:	Active
Size:	1,095 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	
View:	
Rental Price:	\$4,050
List PPSF:	\$4
Valuated Price:	\$624,000
Valuated PPSF:	\$570

*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

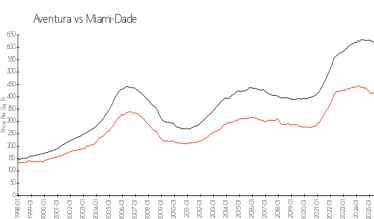
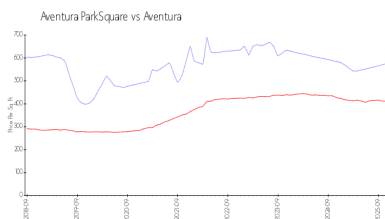
Number of units:	131
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	6%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

## Building Association Information

Aventura ParkSquare  
(786)838-1679

<https://www.aventuraparksquare.com/>

## Market Information



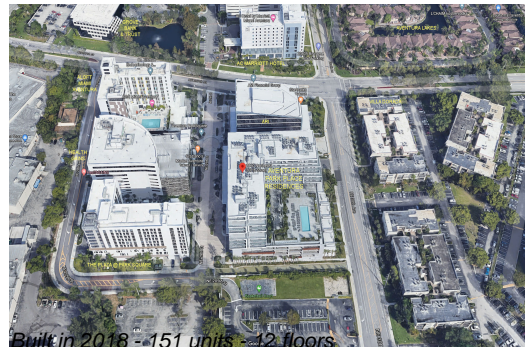
Aventura ParkSquare:	\$576/sq. ft.	Aventura:	\$411/sq. ft.
Aventura:	\$411/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Aventura ParkSquare	6%
Aventura	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Aventura ParkSquare	166 days
Aventura	98 days
Miami-Dade	77 days



Built in 2018 - 151 units - 12 floors