

# Unit 802 - Mystic Pointe Tower 600

802 - 3400 NE 192 St, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11894138
Status:	Active
Size:	1,181 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space,Additional Spaces Available,Valet Parking
View:	
List Price:	\$345,000
List PPSF:	\$292
Valuated Price:	\$281,000
Valuated PPSF:	\$238

*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:	249
Number of active listings for rent:	7
Number of active listings for sale:	15
Building inventory for sale:	6%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

## Building Association Information

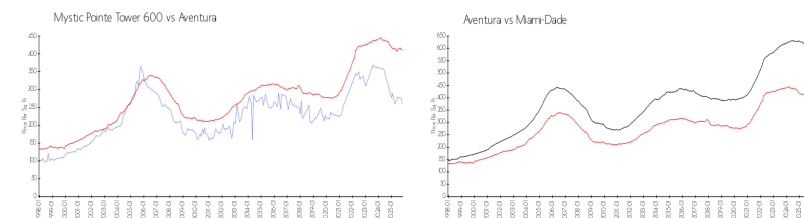
Mystic Pointe Tower 600 Condominium  
(305) 932-4165

<https://>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1407	1,181 sq ft	Dec 2025	\$355,000	\$301
311	1,181 sq ft	Nov 2025	\$305,000	\$258
PH10	1,181 sq ft	Nov 2025	\$340,600	\$288
1502	1,181 sq ft	Nov 2025	\$293,140	\$248
210	1,181 sq ft	Jul 2025	\$300,000	\$254

## Market Information



Mystic Pointe Tower 600:	\$259/sq. ft.	Aventura:	\$411/sq. ft.
Aventura:	\$411/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Mystic Pointe Tower 600	6%
Aventura	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months



Mystic Pointe Tower 600	132 days
Aventura	98 days
Miami-Dade	77 days