

Unit PH23 - Gables Waterway

PH23 - 90 Edgewater Dr, Coral Gables, FL, Miami-Dade 33133

Unit Information

MLS Number:	A11904859
Status:	Active
Size:	880 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	1 Space
View:	
List Price:	\$499,000
List PPSF:	\$567
Valuated Price:	\$368,000
Valuated PPSF:	\$418

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:	330
Number of active listings for rent:	2
Number of active listings for sale:	6
Building inventory for sale:	1%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

Building Association Information

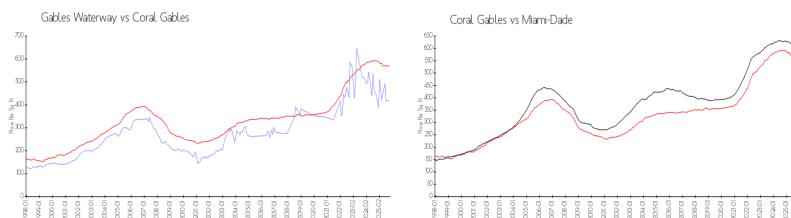
Gables Waterway Towers
(305) 665-7871

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1218	910 sq ft	Dec 2025	\$440,000	\$484
512	910 sq ft	Nov 2025	\$349,000	\$384
1222	910 sq ft	Sep 2025	\$495,000	\$544
522	910 sq ft	Aug 2025	\$365,000	\$401
1015	1,373 sq ft	Jul 2025	\$750,000	\$546
1211	910 sq ft	Jul 2025	\$375,000	\$412

Market Information



Gables Waterway:	\$421/sq. ft.	Coral Gables:	\$572/sq. ft.
Coral Gables:	\$572/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Gables Waterway	2%
Coral Gables	2%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



Gables Waterway	68 days
Coral Gables	63 days
Miami-Dade	77 days