# **Unit 1503 - Portsview Waterways**

1503 - 3610 Yacht Club Dr, Aventura, FL, Miami-Dade 33180

#### **Unit Information**

MLS Number: A11923859
Status: Active
Size: 1,429 Sq ft.

Bedrooms: 3 Full Bathrooms: 2 0 Half Bathrooms: Parking Spaces: 1 Space View: Bay Rental Price: \$4,000 List PPSF: \$3 Valuated Price: \$466,000 Valuated PPSF: \$326

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**

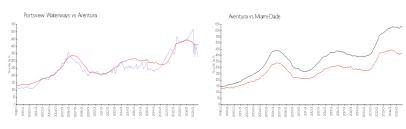
Number of units: 209
Number of active listings for rent: 3
Number of active listings for sale: 9
Building inventory for sale: 4%
Number of sales over the last 12 months: 10
Number of sales over the last 6 months: 4
Number of sales over the last 3 months: 3

## **Building Association Information**

Portsview At The Waterways Condominium (305) 935-5852 & office@portsview.com

https://portsviewweb.vertilinc.com/Portsview/AboutUs.aspx

### **Market Information**



Portsview

\$329/sq. ft.

Aventura:

\$411/sq. ft.

Waterways: Aventura:

\$411/sq. ft.

Miami-Dade:

\$668/sq. ft.

### **Inventory for Sale**

Portsview Waterways 4% Aventura 6% Miami-Dade 4%

### Avg. Time to Close Over Last 12 Months

Portsview Waterways 84 days Aventura 98 days Miami-Dade 77 days



