

Unit 18460 NE 30th Ave - Aventura Bay TH

18460 NE 30th Ave - 18345-18480 NE 30 Pl, Aventura, FL, Miami-Dade 33160

Unit Information

| | |
|-----------------|--------------|
| MLS Number: | A11924070 |
| Status: | Active |
| Size: | 2,520 Sq ft. |
| Bedrooms: | 4 |
| Full Bathrooms: | 3 |
| Half Bathrooms: | 1 |
| Parking Spaces: | |
| View: | |
| Rental Price: | \$10,000 |
| List PPSF: | \$4 |
| Valuated Price: | \$1,101,000 |
| Valuated PPSF: | \$437 |

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

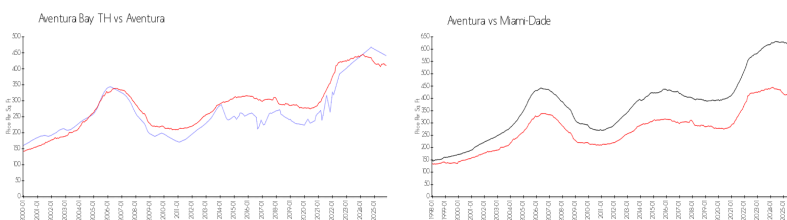
| | |
|--|----|
| Number of units: | 65 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 3 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 0 |
| Number of sales over the last 6 months: | 0 |
| Number of sales over the last 3 months: | 0 |

Building Association Information

AVENTURA BAY TOWNHOMES
CONDOMINIUM ASSOCIATION, INC.
UNITED COMMUNITY MANAGEMENT CORP
11784 W SAMPLE RD
CORAL SPRINGS FL 33065
PHONE 954-752-8119
FAX 954-752-3352

<https://>

Market Information



| | | | |
|------------------|---------------|-------------|---------------|
| Aventura Bay TH: | \$441/sq. ft. | Aventura: | \$411/sq. ft. |
| Aventura: | \$411/sq. ft. | Miami-Dade: | \$668/sq. ft. |

Inventory for Sale

| | |
|-----------------|----|
| Aventura Bay TH | 5% |
| Aventura | 6% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months

| | |
|-----------------|---------|
| Aventura Bay TH | 79 days |
| Aventura | 98 days |
| Miami-Dade | 77 days |

