

Unit 2132 - Waterview (20505 & 20515)

Built in 1981 - 394 units - 23 floors

2132 - 20505 E Country Club Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number: A11925848
Status: Active
Size: 1,049 Sq ft.
Bedrooms: 2
Full Bathrooms: 2
Half Bathrooms: 0
Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking, Guest Parking, Valet Parking

View:

List Price: \$450,000
List PPSF: \$429
Valuated Price: \$323,000
Valuated PPSF: \$308

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: 394
Number of active listings for rent: 0
Number of active listings for sale: 36
Building inventory for sale: 9%
Number of sales over the last 12 months: 17
Number of sales over the last 6 months: 9
Number of sales over the last 3 months: 4

Building Association Information

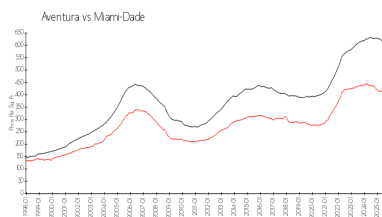
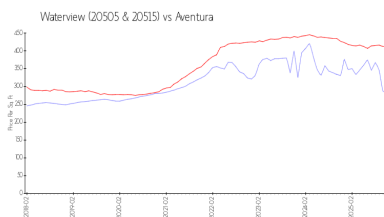
Waterview Condominium Association
20505 E Country Club Dr
Miami, FL 33180
Phone: +1 305-935-4541

<https://www.waterviewofaventura.com/Page/27>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
432	1,049 sq ft	Dec 2025	\$343,000	\$327
1537	1,449 sq ft	Nov 2025	\$419,825	\$290
2039	1,130 sq ft	Oct 2025	\$350,000	\$310
137	1,449 sq ft	Sep 2025	\$320,000	\$221
1547	1,450 sq ft	Sep 2025	\$660,000	\$455

Market Information



Waterview (20505 & 20515): \$282/sq. ft.

Aventura: \$411/sq. ft.

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Miami-Dade: \$668/sq. ft.

Inventory for Sale

Waterview (20505 & 20515) 9%
Aventura 6%

Miami-Dade	4%
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Avg. Time to Close Over Last 12 Months

Waterview (20505 & 20515)	86 days
Aventura	98 days
Miami-Dade	77 days