

# Unit 1407 - Aventi at Aventura

1407 - 2801-2991 185 St, Aventura, FL, Miami-Dade 33180

## Unit Information

MLS Number:	A11926998
Status:	Active
Size:	859 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	0
Parking Spaces:	2 Spaces, Guest Parking
View:	None
Rental Price:	\$2,300
List PPSF:	\$3
Valuated Price:	\$303,000
Valuated PPSF:	\$353

*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

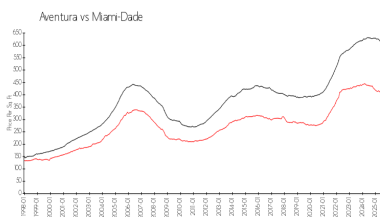
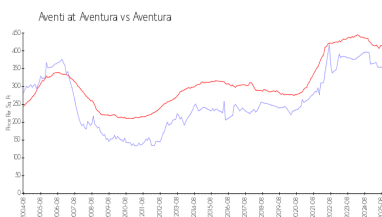
Number of units:	190
Number of active listings for rent:	6
Number of active listings for sale:	16
Building inventory for sale:	8%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

## Building Association Information

Aventi at Aventura Condominiums Associates Inc  
305-931-6760

<https://>

## Market Information



Aventi at Aventura:	\$352/sq. ft.	Aventura:	\$411/sq. ft.
Aventura:	\$411/sq. ft.	Miami-Dade:	\$668/sq. ft.

## Inventory for Sale

Aventi at Aventura	8%
Aventura	6%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Aventi at Aventura	63 days
Aventura	98 days
Miami-Dade	77 days

