

Unit 1388 NE 33rd Ave # 103-24 - Villas at Carmel

1388 NE 33rd Ave # 103-24 - 1485 NE 33rd Rd, Homestead, FL, Miami-Dade 33033

Unit Information

MLS Number: F10470871
 Status: Active
 Size: 1,234 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 0
 Parking Spaces: 1 Space
 View: Other View
 List Price: \$310,000
 List PPSF: \$251
 Valuated Price: \$253,000
 Valuated PPSF: \$205

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.

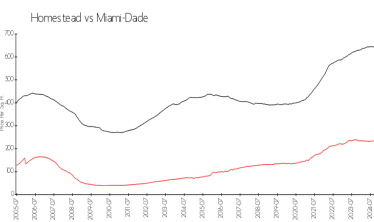
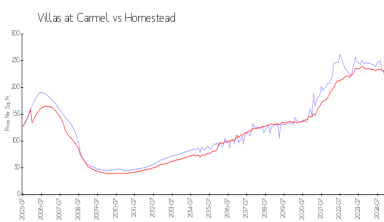
Building Information

Number of units: 384
 Number of active listings for rent: 0
 Number of active listings for sale: 17
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 17
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 3

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
104-27	1,169 sq ft	Dec 2024	\$250,000	\$214
109-3	1,234 sq ft	Nov 2024	\$290,000	\$235
107-20	1,069 sq ft	Nov 2024	\$247,000	\$231
107-17	1,234 sq ft	Oct 2024	\$290,000	\$235
107-4	1,062 sq ft	Sep 2024	\$260,000	\$245
107-1	1,062 sq ft	Sep 2024	\$277,777	\$262

Market Information



Villas at Carmel:	\$213/sq. ft.	Homestead:	\$227/sq. ft.
Homestead:	\$227/sq. ft.	Miami-Dade:	\$688/sq. ft.

Inventory for Sale

Villas at Carmel: 4%
 Homestead: 4%
 Miami-Dade: 5%

Avg. Time to Close Over Last 12 Months

Villas at Carmel: 98 days
 Homestead: 56 days
 Miami-Dade: 91 days

