

Unit 1108 - North Tower @ the Point

1108 - 21205 Yacht Club Dr, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number: RX-11020026
 Status: Pending
 Size: 1,870 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Garage - Detached, Valet Parking Avlbl
 View: Intracoastal
 Rental Price: \$4,100
 List PPSF: \$2
 Valuated Price: \$658,000
 Valuated PPSF: \$352

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.

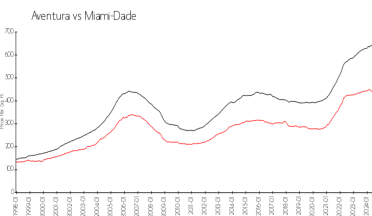
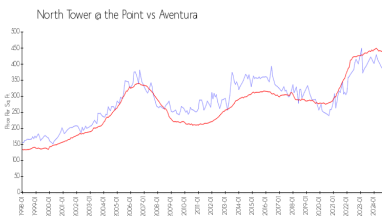
Building Information

Number of units: 287
 Number of active listings for rent: 2
 Number of active listings for sale: 14
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 2

Building Association Information

North Tower At The Point Condominium Association Inc
 (305) 933-5456

Market Information



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|--------------------------|---------------|-------------|---------------|
| North Tower @ the Point: | \$396/sq. ft. | Aventura: | \$433/sq. ft. |
| Aventura: | \$433/sq. ft. | Miami-Dade: | \$694/sq. ft. |

Inventory for Sale

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|-------------------------|----|
| North Tower @ the Point | 5% |
| Aventura | 6% |
| Miami-Dade | 4% |

Avg. Time to Close Over Last 12 Months

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|-------------------------|----------|
| North Tower @ the Point | 112 days |
| Aventura | 107 days |
| Miami-Dade | 89 days |

