

Unit 424 - Colonnade SE

424 - 8390 SW 72 Av, Pinecrest, FL, Miami-Dade 33143

Unit Information

MLS Number: U8241247
 Status: ACTIVE
 Size: 1,296 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces:
 View:
 List Price: \$525,000
 List PPSF: \$405
 Valuated Price: \$508,000
 Valuated PPSF: \$392

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: 148
 Number of active listings for rent: 4
 Number of active listings for sale: 4
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 1

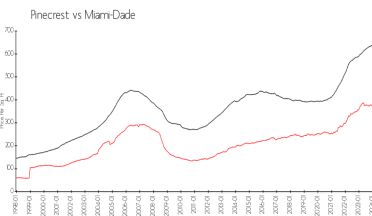
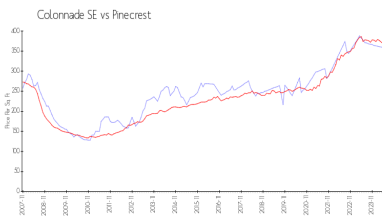
Building Association Information

Colonnade At Dadeland SE Condo
 (305) 663-5454

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
519	1,518 sq ft	Jul 2024	\$589,000	\$388
105	1,142 sq ft	Apr 2024	\$400,000	\$350
110	2,192 sq ft	Mar 2024	\$585,000	\$267
419	1,518 sq ft	Mar 2024	\$565,000	\$372
530	1,717 sq ft	Feb 2024	\$585,000	\$341

Market Information



Colonnade SE: \$357/sq. ft.
 Pinecrest: \$363/sq. ft.
 Pinecrest: \$363/sq. ft.
 Miami-Dade: \$704/sq. ft.

Inventory for Sale

Colonnade SE 3%
 Pinecrest 3%
 Miami-Dade 3%

Avg. Time to Close Over Last 12 Months



Colonnade SE
Pinecrest
Miami-Dade

56 days
50 days
83 days