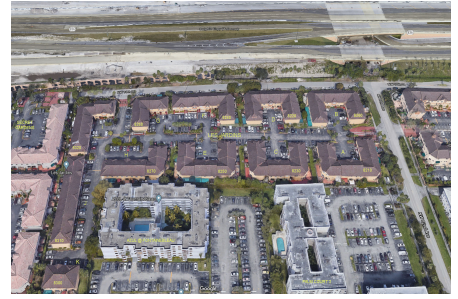


Les Jardins

8300 NW 10 St, Fontainebleau, FL, Miami-Dade 33126

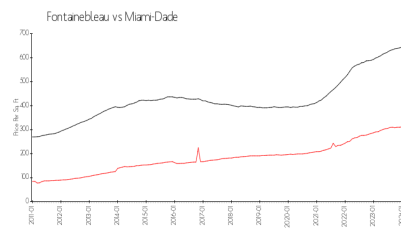
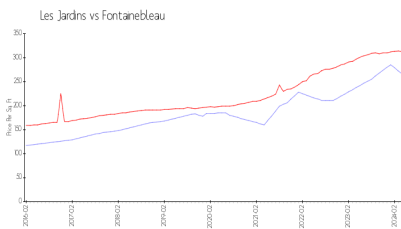
Building Information

Number of units:	125
Number of active listings for rent:	6
Number of active listings for sale:	4
Building inventory for sale:	3%
Number of sales over the last 12 months:	16
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	4



Built in 1996 - 125 units - 2 floors

Market Information



Les Jardins: \$266/sq. ft.
Fontainebleau: \$312/sq. ft.

Fontainebleau: \$312/sq. ft.
Miami-Dade: \$694/sq. ft.

Inventory for Sale

Les Jardins	3%
Fontainebleau	1%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Les Jardins	12 days
Fontainebleau	33 days
Miami-Dade	81 days