

Unit 2496 Centergate Dr # 101 - Aventine at Miramar

2496 Centergate Dr # 101 - 2400-2590 Centergate Dr, Miramar, FL, Broward 33025

Unit Information

MLS Number: A11570310
 Status: Pending
 Size: 1,080 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 2
 Parking Spaces: 2 Spaces, Additional Spaces Available, Guest Parking
 View:
 Rental Price: \$2,500
 List PPSF: \$2
 Valuated Price: \$310,000
 Valuated PPSF: \$287

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.



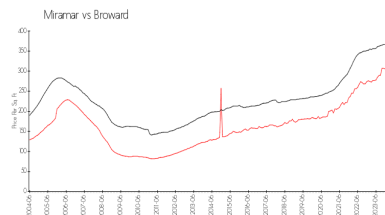
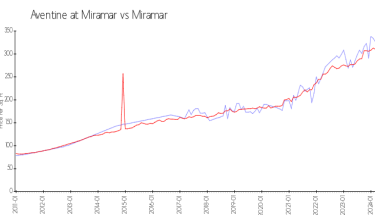
Building Information

Number of units: 848
 Number of active listings for rent: 0
 Number of active listings for sale: 5
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 14
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 2

Building Association Information

Aventine at Miramar
 HOMEOWNERS/CONDO ASSOCIATION
 2436 Centergate Drive
 Miramar, FL 33025
 (954) 435-464

Market Information



Aventine at Miramar: \$289/sq. ft.
 Miramar: \$303/sq. ft.

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 Broward: \$351/sq. ft.

Inventory for Sale

Aventine at Miramar: 1%
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 Broward: 4%

Avg. Time to Close Over Last 12 Months

Aventine at Miramar: 33 days
 Miramar: 37 days
 Broward: 67 days