

# Unit 2244 SW 80th Ter - Verano at Miramar

2244 SW 80th Ter - 2174-2298 SW 81st Ave, Miramar, FL, Broward 33025

## Unit Information

MLS Number:	F10436143
Status:	Active
Size:	1,000 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	2 Or More Spaces
View:	Garden View
List Price:	\$259,500
List PPSF:	\$260
Valuated Price:	\$250,000
Valuated PPSF:	\$250

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:	220
Number of active listings for rent:	0
Number of active listings for sale:	4
Building inventory for sale:	1%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

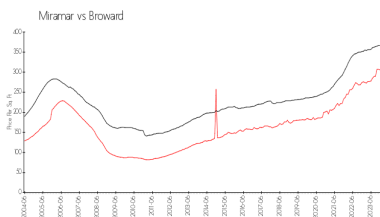
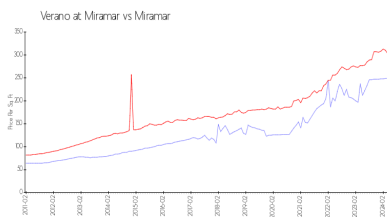
## Building Association Information

Verano At Miramar  
 Condominium Association Inc  
 7900 NW 155th Street  
 Miami Lakes, FL 33016  
 Phone: (305) 225-7522

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2253	1,110 sq ft	Feb 2024	\$255,000	\$230
2236	1,084 sq ft	Aug 2023	\$265,000	\$244
8015	1,084 sq ft	Aug 2023	\$271,000	\$250

## Market Information



Verano at Miramar: \$249/sq. ft.  
 Miramar: \$303/sq. ft.

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 Broward: \$351/sq. ft.

## Inventory for Sale

Verano at Miramar	2%
Miramar	1%
Broward	4%

## Avg. Time to Close Over Last 12 Months



Verano at Miramar  
Miramar  
Broward

33 days  
37 days  
67 days