

# Unit 1104 - 5300 Paseo

1104 - 5300 Paseo Blvd, Doral, FL, Miami-Dade 33166

## Unit Information

MLS Number: A11440527  
 Status: Active  
 Size: 1,063 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$675,000  
 List PPSF: \$635  
 Valuated Price: \$605,000  
 Valuated PPSF: \$569

*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.*

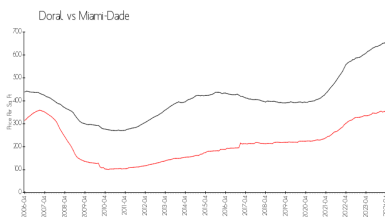
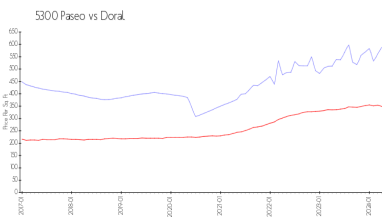
## Building Information

Number of units: 219  
 Number of active listings for rent: 0  
 Number of active listings for sale: 14  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 12  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 2

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1914	988 sq ft	May 2024	\$475,000	\$481
609	1,030 sq ft	Apr 2024	\$520,000	\$505
1708	778 sq ft	Feb 2024	\$425,000	\$546
408	778 sq ft	Jan 2024	\$408,000	\$524
1108	778 sq ft	Nov 2023	\$425,000	\$546
902	1,333 sq ft	Nov 2023	\$690,000	\$518

## Market Information



5300 Paseo: \$589/sq. ft.  
 Doral: \$349/sq. ft.  
 Doral: \$349/sq. ft.  
 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

5300 Paseo: 6%  
 Doral: 2%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

5300 Paseo: 51 days  
 Doral: 48 days  
 Miami-Dade: 81 days

