

# Unit 14951 SW 82nd Ln # 17-305 - Waterview Condos

14951 SW 82nd Ln # 17-305 - 14902-14971 SW 82nd Ln, Kendale Lakes, FL, Miami-Dade 33193

## Unit Information

MLS Number:	A11498512
Status:	Active
Size:	912 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	
List Price:	\$279,000
List PPSF:	\$306
Valuated Price:	\$259,000
Valuated PPSF:	\$284

*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:	375
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:	7
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

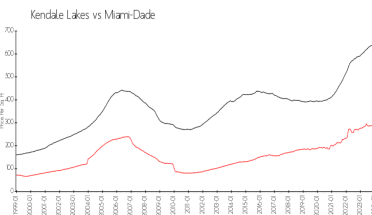
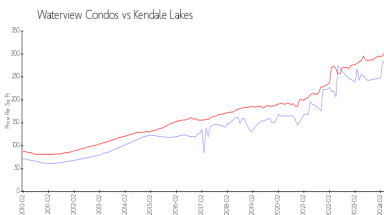
## Building Association Information

Waterview Condos  
14961 SW 82nd Ln  
Miami, FL 33193  
(305) 387-8402

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2-203	1,030 sq ft	Apr 2024	\$290,000	\$282
8-103	944 sq ft	Mar 2024	\$265,000	\$281
2-207	1,130 sq ft	Oct 2023	\$300,000	\$265
6-206	1,130 sq ft	Aug 2023	\$280,000	\$248
8-205	1,130 sq ft	Aug 2023	\$265,000	\$235

## Market Information



Waterview Condos:	\$282/sq. ft.	Kendale Lakes:	\$304/sq. ft.
Kendale Lakes:	\$304/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Waterview Condos	1%
Kendale Lakes	1%



Miami-Dade

3%

**Avg. Time to Close Over Last 12 Months**

Waterview Condos	39 days
Kendale Lakes	33 days
Miami-Dade	81 days