

# Unit 608A - Bayview at North Bay Village

608A - 1625 Kennedy Cswy, North Bay Village, FL, Miami-Dade 33141

## Unit Information

MLS Number: A11528992  
 Status: Active  
 Size: 1,226 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking  
 View:  
 List Price: \$450,000  
 List PPSF: \$367  
 Valuated Price: \$477,000  
 Valuated PPSF: \$389

*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: 75  
 Number of active listings for rent: 0  
 Number of active listings for sale: 2  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 3  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

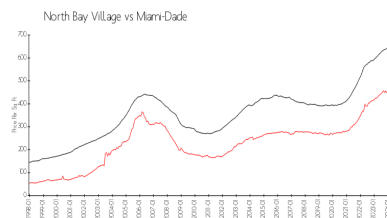
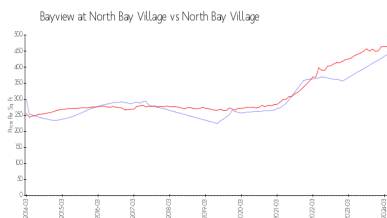
## Building Association Information

Bayview Condominium  
 at North Bay Village  
 1625 Kennedy Causeway  
 North Bay Village, Florida 33141-4177  
 Phone: +1 305-868-6446

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1105G	932 sq ft	Feb 2024	\$390,000	\$418
PH3	1,109 sq ft	Nov 2023	\$570,000	\$514
804	755 sq ft	Jun 2023	\$400,000	\$530

## Market Information



Bayview at North Bay Village: \$439/sq. ft.  
 North Bay Village: \$465/sq. ft.

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

## Inventory for Sale

Bayview at North Bay Village: 3%  
 North Bay Village: 3%  
 Miami-Dade: 3%



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

Bayview at North Bay Village	97 days
North Bay Village	87 days
Miami-Dade	81 days