

Unit 3030 Marcos Dr # T512 - Point East IV

3030 Marcos Dr # T512 - 3000 Marcos Dr, Aventura, FL, Miami-Dade 33160

Unit Information

MLS Number: A11535856
 Status: Active
 Size: 768 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Deeded Parking,Guest Parking
 View:
 List Price: \$260,000
 List PPSF: \$339
 Valuated Price: \$214,000
 Valuated PPSF: \$279

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: 317
 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: 1

Building Association Information

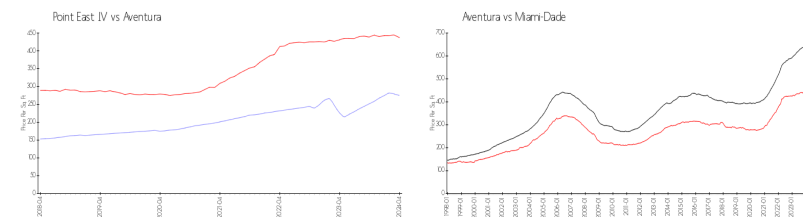
Point East Four Association
 3030 Marcos Dr
 Aventura FL33160

<http://www.pointeast4.com/home/>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
P509	768 sq ft	Feb 2024	\$220,000	\$286
R508	768 sq ft	Jan 2024	\$190,000	\$247
T201	1,083 sq ft	Oct 2023	\$250,000	\$231
T103	1,027 sq ft	Oct 2023	\$230,000	\$224
S106	1,083 sq ft	Oct 2023	\$275,000	\$254

Market Information



Point East IV: \$275/sq. ft. Aventura: \$437/sq. ft.
 Aventura: \$437/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Point East IV: 1%
 Aventura: 5%



Miami-Dade

3%

Avg. Time to Close Over Last 12 Months

Point East IV

67 days

Aventura

89 days

Miami-Dade

81 days