

Unit 7831 NW 104th Ave # 23 - Apex at Park Central

7831 NW 104th Ave # 23 - 8195 NW 104 Ave, Doral, FL, Miami-Dade

Unit Information

MLS Number: A11536479
 Status: Active
 Size: 1,072 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space
 View:
 List Price: \$525,000
 List PPSF: \$490
 Valuated Price: \$450,000
 Valuated PPSF: \$420

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: 384
 Number of active listings for rent: 0
 Number of active listings for sale: 9
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 20
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 5

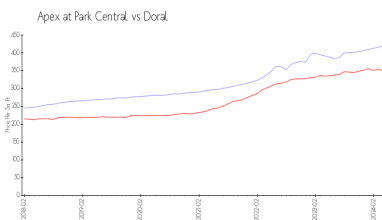
Building Association Information

Apex at Park Central
 Address: 8195 NW 104th Ave,
 Doral, FL 33178
 Phone: +1 855-777-3414

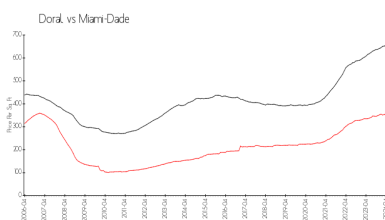
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4	967 sq ft	May 2024	\$430,000	\$445
24	967 sq ft	May 2024	\$420,000	\$434
2	1,072 sq ft	Apr 2024	\$460,000	\$429
33	1,135 sq ft	Apr 2024	\$465,000	\$410
7	1,072 sq ft	Feb 2024	\$450,000	\$420

Market Information



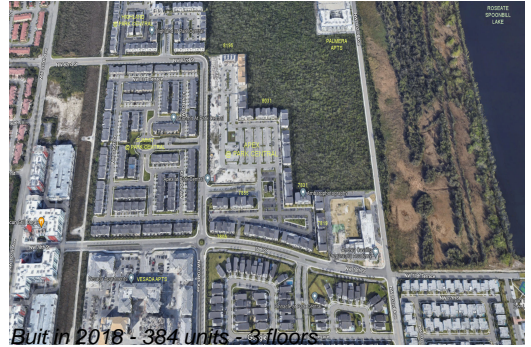
Apex at Park Central: \$420/sq. ft.
 Doral: \$349/sq. ft.



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

Inventory for Sale

Apex at Park Central: 2%
 Doral: 2%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Apex at Park Central	30 days
Doral	49 days
Miami-Dade	81 days