

Unit 10895 NW 7th St # 23-28 - Terranova

10895 NW 7th St # 23-28 - 10801 - 10897 NW 7 St, Fontainebleau, FL, Miami-Dade 33172

Unit Information

MLS Number: A11537920
 Status: Active
 Size: 1,012 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces, Additional Spaces Available, Guest Parking
 View:
 List Price: \$340,000
 List PPSF: \$336
 Valuated Price: \$315,000
 Valuated PPSF: \$311

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: 320
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

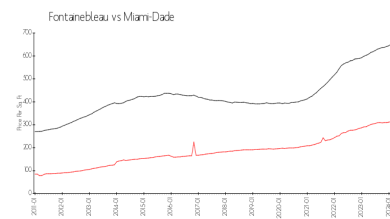
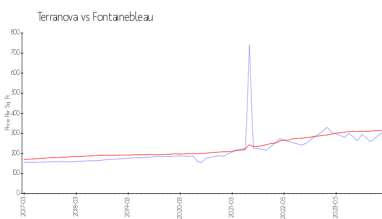
Building Association Information

Terranova Condominium Association
 Address: 8600 NW 17th St #145,
 Miami, FL 33126
 Phone: +1 305-221-4826

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 13-27 | 1,215 sq ft | Apr 2024 | \$325,000 | \$267 |
| 15-11 | 1,215 sq ft | Mar 2024 | \$340,000 | \$280 |
| 12-28 | 1,215 sq ft | Jan 2024 | \$315,000 | \$259 |
| 21-42 | 1,215 sq ft | Nov 2023 | \$360,000 | \$296 |
| 15-12 | 1,012 sq ft | Aug 2023 | \$301,000 | \$297 |

Market Information



Terranova: \$309/sq. ft.
 Fontainebleau: \$312/sq. ft.
 Fontainebleau: \$312/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Terranova 1%
 Fontainebleau 1%
 Miami-Dade 3%



Avg. Time to Close Over Last 12 Months

| | |
|---------------|---------|
| Terranova | 46 days |
| Fontainebleau | 33 days |
| Miami-Dade | 81 days |