

# Unit 412 - Douglas Grand

412 - 50 Menores Av, Coral Gables, FL, Miami-Dade 33134

## Unit Information

MLS Number: A11557524  
 Status: Pending  
 Size: 574 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$2,050  
 List PPSF: \$4  
 Valuated Price: \$237,000  
 Valuated PPSF: \$413

*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

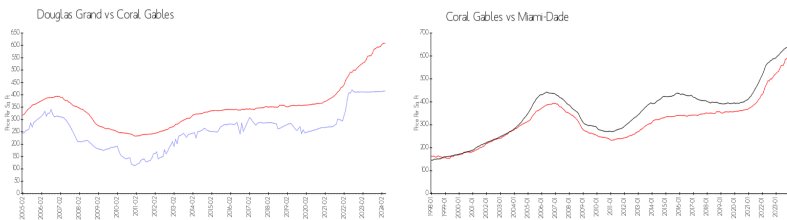
Number of units: 159  
 Number of active listings for rent: 6  
 Number of active listings for sale: 2  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

Douglas Grand condominium Association  
 305-441 6664

<http://www.douglasgrand.com/contact-us.html>

## Market Information



Douglas Grand:	\$415/sq. ft.	Coral Gables:	\$609/sq. ft.
Coral Gables:	\$609/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Douglas Grand 1%  
 Coral Gables 2%  
 Miami-Dade 3%

## Avg. Time to Close Over Last 12 Months

Douglas Grand 97 days  
 Coral Gables 63 days  
 Miami-Dade 81 days

