

# Unit 1731 - Parc at Turnberry Isle

1731 - 19400 Turnberry Wy, Aventura, FL, Miami-Dade 33180



## Unit Information

MLS Number: A11562587  
 Status: Active  
 Size: 1,544 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 3  
 Half Bathrooms: 1  
 Parking Spaces: Assigned Parking  
 View:  
 List Price: \$765,000  
 List PPSF: \$495  
 Valuated Price: \$782,000  
 Valuated PPSF: \$506

*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

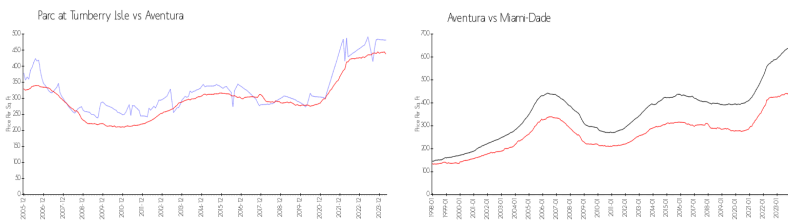
Number of units: 111  
 Number of active listings for rent: 4  
 Number of active listings for sale: 6  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0



## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1221	1,425 sq ft	Nov 2023	\$660,000	\$463
522	1,425 sq ft	Sep 2023	\$615,000	\$432
1531	1,544 sq ft	Sep 2023	\$640,000	\$415
1612	1,825 sq ft	Aug 2023	\$755,000	\$414
331	1,544 sq ft	May 2023	\$640,000	\$415
1012	1,825 sq ft	May 2023	\$835,000	\$458

## Market Information



Parc at Turnberry Isle:	\$481/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Parc at Turnberry Isle: 5%  
 Aventura: 5%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Parc at Turnberry Isle: 66 days  
 Aventura: 89 days  
 Miami-Dade: 81 days