

Unit 804 - Gables Waterway

804 - 90 Edgewater Dr, Coral Gables, FL, Miami-Dade 33133

Unit Information

MLS Number: A11497151
 Status: Active
 Size: 1,570 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Open Space Parking, Valet Parking
 View:
 List Price: \$895,000
 List PPSF: \$570
 Valuated Price: \$930,000
 Valuated PPSF: \$592

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: 330
 Number of active listings for rent: 2
 Number of active listings for sale: 15
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 3

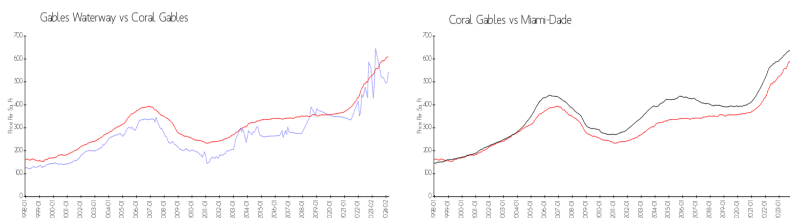
Building Association Information

Gables Waterway Towers
 (305) 665-7871

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1222	910 sq ft	Apr 2024	\$505,000	\$555
1021	910 sq ft	Apr 2024	\$480,000	\$527
1105	880 sq ft	Mar 2024	\$495,000	\$563
714	1,470 sq ft	Feb 2024	\$715,000	\$486
1101	1,510 sq ft	Dec 2023	\$895,000	\$593

Market Information



Gables Waterway: \$542/sq. ft. Coral Gables: \$609/sq. ft.
 Coral Gables: \$609/sq. ft. Miami-Dade: \$695/sq. ft.

Inventory for Sale

Gables Waterway: 5%
 Coral Gables: 2%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



Gables Waterway
Coral Gables
Miami-Dade

20 days
62 days
81 days