

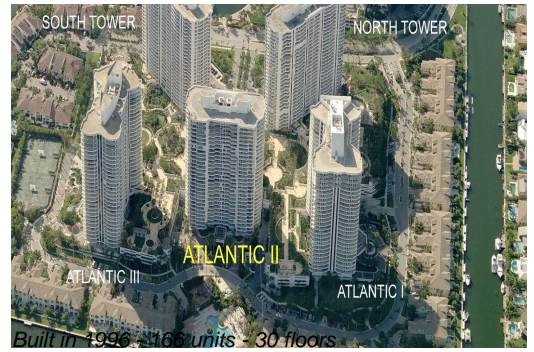
Unit 405 - Atlantic 2 @ the Point

405 - 21150 Point Pl, Aventura, FL, Miami-Dade 33180

Unit Information

MLS Number:	A11561534
Status:	Active
Size:	1,210 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Covered Parking,Guest Parking
View:	Garden View
Rental Price:	\$3,950
List PPSF:	\$3
Valuated Price:	\$469,000
Valuated PPSF:	\$388

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

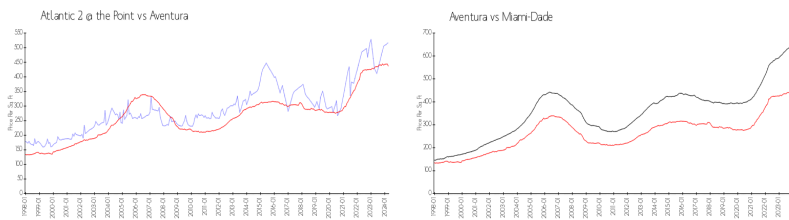
Number of units:	166
Number of active listings for rent:	0
Number of active listings for sale:	3
Building inventory for sale:	1%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

Building Association Information

Atlantic II Condo Owner's Association
305-933-9323

<http://www.atlanticiiatthepoint.com/>

Market Information



Atlantic 2 @ the Point:	\$517/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Atlantic 2 @ the Point	2%
Aventura	5%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Atlantic 2 @ the Point	46 days
Aventura	89 days
Miami-Dade	81 days