

Unit 311 - 5252 Paseo

311 - 5252 NW 85 Ave, Doral, FL, Miami-Dade 33166

Unit Information

MLS Number:	A11561095
Status:	Active
Size:	1,097 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Covered Parking,Electric Vehicle Charging Station,Guest Parking,Street Parking,Valet Parking
View:	
List Price:	\$590,000
List PPSF:	\$538
Valuated Price:	\$554,000
Valuated PPSF:	\$505

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.

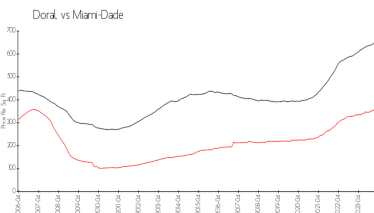
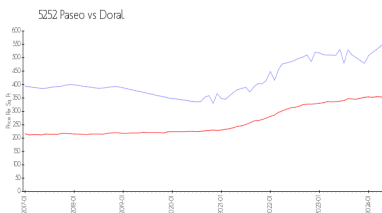
Building Information

Number of units:	203
Number of active listings for rent:	0
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
907	688 sq ft	May 2024	\$405,000	\$589
1908	777 sq ft	Jan 2024	\$420,000	\$541
1412	1,462 sq ft	Dec 2023	\$710,000	\$486
1801	1,067 sq ft	Dec 2023	\$563,000	\$528
302	1,328 sq ft	Oct 2023	\$635,000	\$478
309	950 sq ft	Oct 2023	\$520,000	\$547
1709	950 sq ft	Oct 2023	\$490,000	\$516

Market Information



5252 Paseo:	\$556/sq. ft.	Doral:	\$350/sq. ft.
Doral:	\$350/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

5252 Paseo	4%
Doral	2%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

5252 Paseo	88 days
Doral	48 days



