

# Unit 3000 Marcos Dr # P605 - Point East IV

3000 Marcos Dr # P605 - 3000 Marcos Dr, Aventura, FL, Miami-Dade 33160

## Unit Information

MLS Number: A11561401  
 Status: Active Under Contract  
 Size: 768 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View: Bay  
 Rental Price: \$1,800  
 List PPSF: \$2  
 Valuated Price: \$216,000  
 Valuated PPSF: \$281

*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

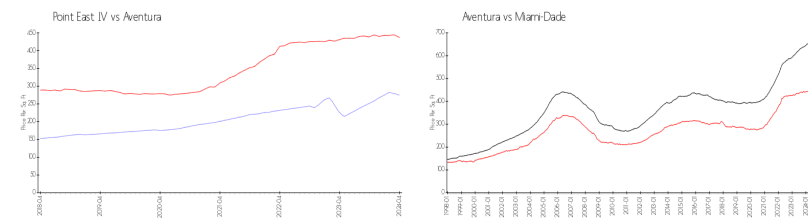
Number of units: 317  
 Number of active listings for rent: 0  
 Number of active listings for sale: 5  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

Point East Four Association  
 3030 Marcos Dr  
 Aventura FL33160

<http://www.pointeast4.com/home/>

## Market Information



Point East IV:	\$275/sq. ft.	Aventura:	\$437/sq. ft.
Aventura:	\$437/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Point East IV	2%
Aventura	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Point East IV	67 days
Aventura	89 days
Miami-Dade	81 days

