

Unit 302 - Las Vistas at Doral II

302 - 8290 Lake Dr, Doral, FL, Miami-Dade 33166

Unit Information

MLS Number:	A11563889
Status:	Active
Size:	710 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Guest Parking
View:	
List Price:	\$285,000
List PPSF:	\$401
Valuated Price:	\$212,000
Valuated PPSF:	\$299

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:	248
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	2%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

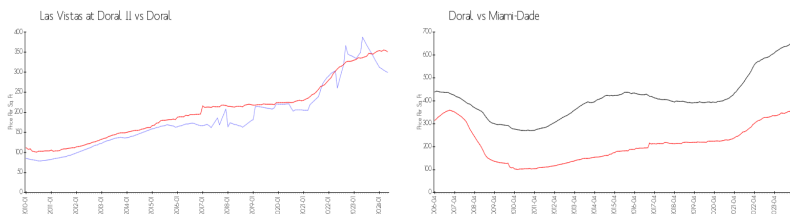
Building Association Information

Las Vistas At Doral Condominium
8290 Lake Dr,
Doral, FL 33166
(305) 591-2972
Las Vistas At Doral
Address: 8323 Lake Dr,
Doral, FL 33166,
Phone: +1 305-513-3396

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
213	1,036 sq ft	Jan 2024	\$320,000	\$309
116	1,036 sq ft	Nov 2023	\$302,500	\$292
516	1,036 sq ft	Oct 2023	\$355,000	\$343
416	1,036 sq ft	Oct 2023	\$322,000	\$311
216	1,036 sq ft	Aug 2023	\$310,000	\$299

Market Information



Las Vistas at Doral II: \$299/sq. ft.
Doral: \$350/sq. ft.

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

Inventory for Sale

Las Vistas at Doral II 2%



Doral	2%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Las Vistas at Doral II	55 days
Doral	48 days
Miami-Dade	81 days