

Unit 11101 NW 83rd St # 103 - Promenade Shores at Doral 1x10

11101 NW 83rd St # 103 - 11201 NW 83 St, Doral, FL, Miami-Dade 33178

Unit Information

MLS Number: A11570773
 Status: Active
 Size: 1,312 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 2
 Parking Spaces: 1 Space, Additional Spaces Available, Guest Parking

View:
 List Price: \$425,000
 List PPSF: \$324
 Valuated Price: \$382,000
 Valuated PPSF: \$291

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: 240
 Number of active listings for rent: 0
 Number of active listings for sale: 2
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 8
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

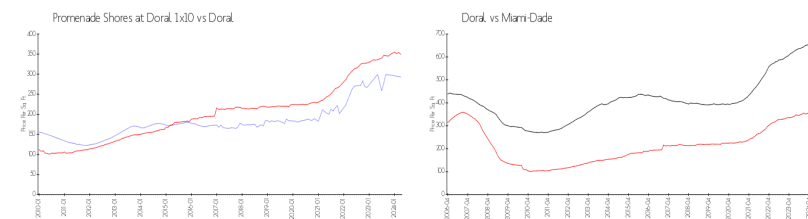
Building Association Information

Promenade Shores @ Doral
 Condominium Association, Inc.
 12350 SW 132 Ct Ste 114
 Miami

Recent Sales

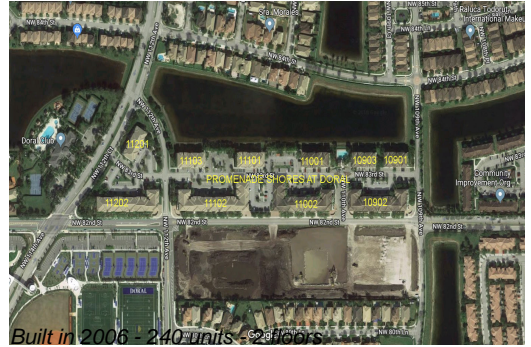
Unit #	Size	Closing Date	Sale Price	PPSF
203	1,429 sq ft	Apr 2024	\$400,000	\$280
208	1,260 sq ft	Mar 2024	\$375,000	\$298
110	1,312 sq ft	Sep 2023	\$390,000	\$297
217	1,385 sq ft	Jul 2023	\$360,000	\$260
102	1,312 sq ft	Jun 2023	\$374,000	\$285
215	1,385 sq ft	Jun 2023	\$390,000	\$282
209	1,385 sq ft	Jun 2023	\$375,000	\$271

Market Information



Promenade Shores at Doral 1x10: \$293/sq. ft.
 Doral: \$349/sq. ft.
 Doral: \$349/sq. ft.
 Miami-Dade: \$695/sq. ft.

Inventory for Sale



Promenade Shores at Doral 1x10	1%
Doral	2%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Promenade Shores at Doral 1x10	36 days
Doral	49 days
Miami-Dade	81 days