

Unit 2904 - 2800 Williams Island

2904 - 2800 Island Blvd, Aventura, FL, Miami-Dade 33160

Unit Information

MLS Number:	A11897561
Status:	Active
Size:	2,150 Sq ft.
Bedrooms:	2
Full Bathrooms:	3
Half Bathrooms:	0
Parking Spaces:	Covered Parking,Valet Parking
View:	
List Price:	\$1,549,000
List PPSF:	\$720
Valuated Price:	\$1,280,000
Valuated PPSF:	\$595

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:	159
Number of active listings for rent:	2
Number of active listings for sale:	2
Building inventory for sale:	1%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	1

Building Association Information

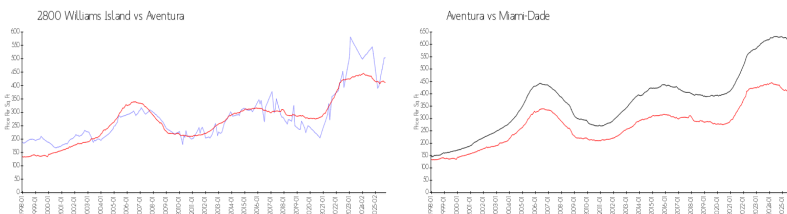
Williams Island 2800 Condo
Administration Office (305) 937-1094
Concierge (305) 933-1027

<https://>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1001	1,690 sq ft	Oct 2025	\$740,000	\$438
1702	2,610 sq ft	Jul 2025	\$1,250,000	\$479
1205	1,690 sq ft	Jul 2025	\$935,000	\$553
1802	2,610 sq ft	May 2025	\$1,655,000	\$634
1103	1,520 sq ft	Apr 2025	\$530,000	\$349
402	1,910 sq ft	Apr 2025	\$686,750	\$360

Market Information



2800 Williams Island:	\$504/sq. ft.	Aventura:	\$411/sq. ft.
Aventura:	\$411/sq. ft.	Miami-Dade:	\$671/sq. ft.

Inventory for Sale

2800 Williams Island	1%
Aventura	6%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



2800 Williams Island
Aventura
Miami-Dade

143 days
98 days
77 days