



Terrazas Condos

1861 NW S River Dr
Miami, FL 33125

Every month we compile this comprehensive market report focus on Terrazas Condos in this convenient and easy to read format. Our datas comes from more than six different sources including MLS Associations, County Offices and Financial Institutions. Get this report for free every month on our website terrzascondosforsale.com.

Property Stats

POSTAL CODE 33125

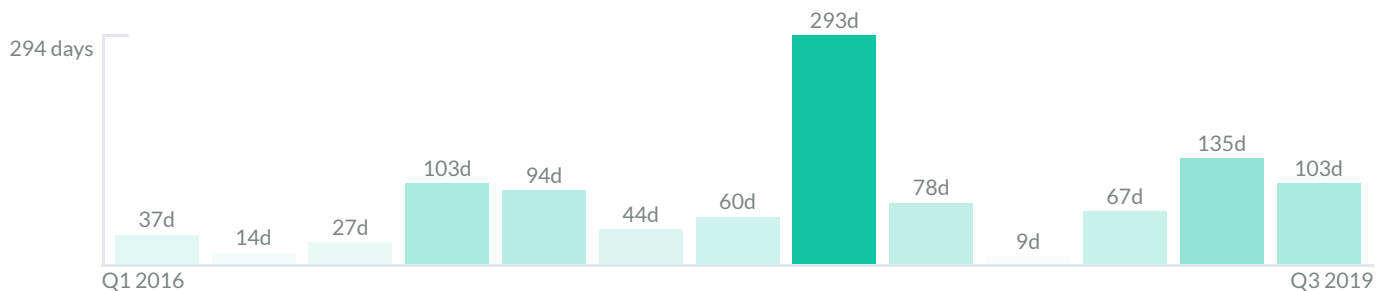
The property stats graph represents the median price evolution since ten years in your postal code area.



Similar Properties

DAYS ON THE MARKET

Everyday 3 months we monitor how many days it takes for similar properties to be sold. This is also a good indicator to know when to buy or sale!



Mortgage Rates

PER YEAR

Understanding mortgage economics is important when you want to buy with a loan. Below is the historical yearly average mortgage rates in the Unites States retrieved from Freddie Mac©

30 YEARS FIXED 4.4%



15 YEARS FIXED 3.9%



5/1-YEAR ADJUSTABLE 3.9%



Schools

CLOSEST

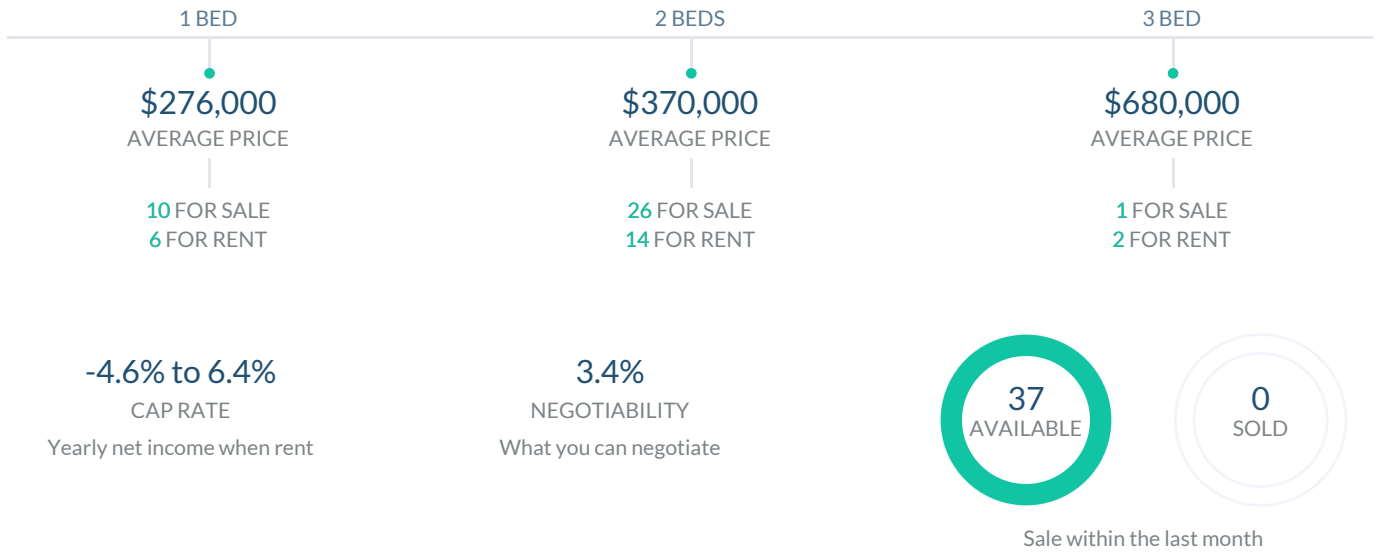
Having good schools nearby is important if you have kids or plan to rent or sell your home. Ratings are retrieved from the leading independent and nonprofit GreatSchools©

ELEMENTARY SCHOOL	MIDDLE SCHOOL	HIGH SCHOOL
Alpha Charter Of Excellence	Young Womens Preparatory Academy	Charter High School Of The Americas
1/10	10/10	10/10

Insights

IN TERRAZAS CONDOS

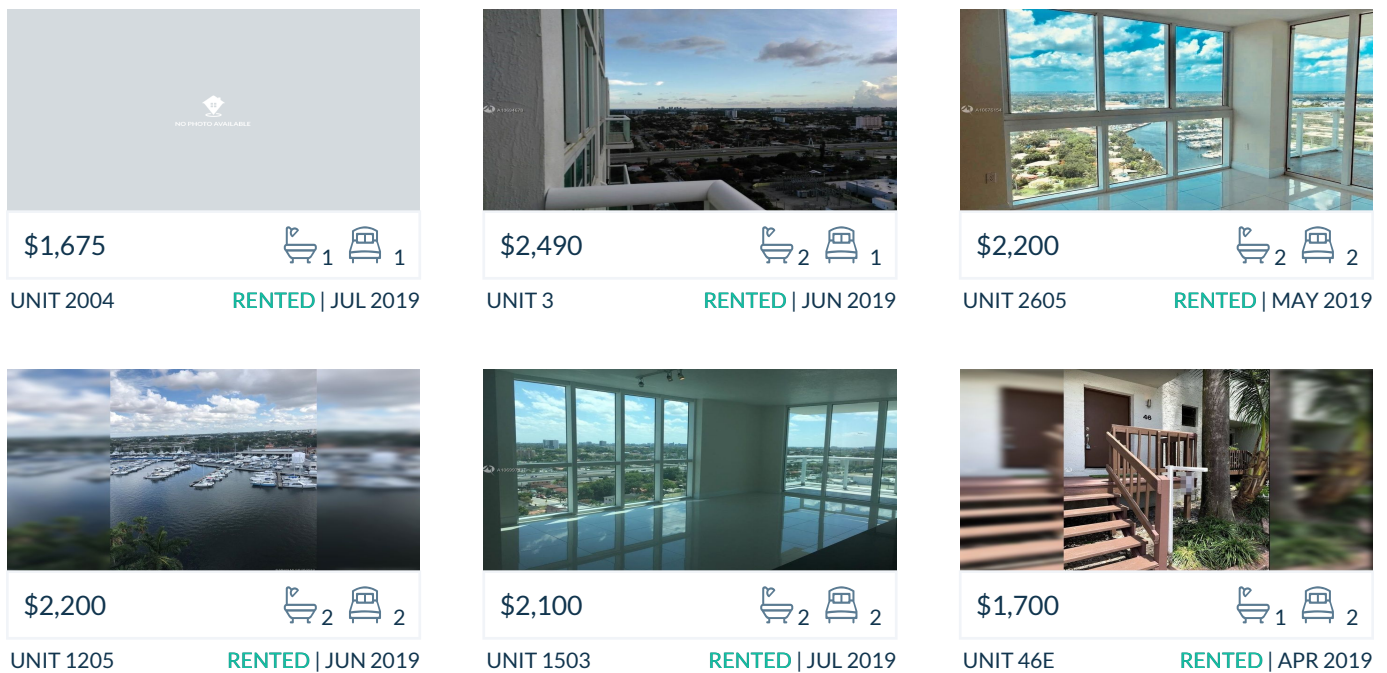
Below the average listing prices of available unit per property type.



Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Terrazas Condos



Sold

LAST 20 PROPERTIES SOLD IN TERRAZAS CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
9A	\$185,250	2/1	\$185.3	1,000	Jul 2019	103
2505	\$339,000	2/2	\$331.7	1,022	May 2019	135
TH409	\$517,950	2/2	\$347.6	1,490	Dec 2018	53
1801	\$305,000	2/2	\$312.8	975	Dec 2018	37
PH4	\$469,282	2/2	\$370.1	1,268	Nov 2018	149
N/A	\$320,000	2/2	\$319.4	1,002	Nov 2018	12
809	\$335,500	1/2	\$308.6	1,087	Oct 2018	29
705	\$329,344	2/2	\$322.3	1,022	Oct 2018	8
1908	\$279,000	2/2	\$286.2	975	Oct 2018	230
908	\$335,550	2/2	\$344.2	975	Oct 2018	16
907	\$325,850	1/2	\$341.2	955	Aug 2018	9
211	\$550,000	3/3	\$311.6	1,765	Jun 2018	78
1105	\$319,000	2/2	\$284.1	1,123	Jan 2018	293
2509	\$421,350	2/2	\$387.6	1,087	Oct 2017	90
2204	\$369,850	2/2	\$390.1	948	Oct 2017	30
705	\$315,800	2/2	\$359.3	879	Jun 2017	44
1907	\$352,700	2/2	\$397.6	887	Mar 2017	174
1705	\$349,100	2/2	\$407.4	857	Feb 2017	14
707	\$319,950	2/2	\$360.7	887	Nov 2016	125
801	\$341,050	2/2	\$384.1	888	Oct 2016	120

Rented

LAST 20 PROPERTIES RENTED IN TERRAZAS CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
2004	\$1,675	1/1	\$2.6	637	Aug 2019	20
3	\$2,490	1/2	\$2.2	1,144	Aug 2019	51
2605	\$2,200	2/2	\$2.2	1,022	Aug 2019	62
1205	\$2,200	2/2	\$2.2	1,022	Aug 2019	63
1503	\$2,100	2/2	\$2.3	902	Jul 2019	5
46E	\$1,700	2/1	\$1.7	1,000	Jul 2019	76
2608	\$2,200	2/2	\$2.1	1,070	Jul 2019	55
2407	\$2,350	2/2	\$2.4	960	Jul 2019	48
1407	\$2,000	2/2	\$2.3	887	Jul 2019	10
1507	\$2,000	2/2	\$2.3	887	Jun 2019	70
1701	\$2,150	2/2	\$2.4	888	Jun 2019	111
1703	\$1,975	2/2	\$2.1	935	Jun 2019	141
1903	\$1,975	2/2	\$2.1	935	Jun 2019	112
1203	\$2,000	2/2	\$2.2	902	Jun 2019	100
2103	\$2,000	2/2	\$2.1	935	Jun 2019	94
2308	\$2,000	2/2	\$2.0	987	Jun 2019	88
805	\$2,200	2/2	\$2.2	1,022	May 2019	108
2401	\$2,000	2/2	\$2.1	967	May 2019	93
1808	\$2,000	2/2	\$1.9	1,070	May 2019	123
PH12	\$2,995	2/2	\$2.0	1,505	May 2019	118

Currently Listed

ACTIVE LISTINGS 1/3

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
R-0408	\$398,000	2/2	\$288.0	1382	Feb 2018	JUAN A RODR...
PARK	\$399,000	2/2	\$373.6	1068	Dec 2018	N/A
PH12	\$595,000	2/2	\$395.3	1505	Jan 2019	N/A
TH203	\$320,000	2/2	\$311.9	1026	Apr 2019	N/A
PH9	\$680,000	3/3	\$414.4	1641	Apr 2019	N/A
TH-08	\$390,000	2/2	\$265.5	1469	May 2019	N/A
PARK	\$2,350/mth	2/2	\$2.2	1065	May 2019	N/A
PH08	\$4,000/mth	3/3	\$1.9	2119	May 2019	N/A
TH-402	\$348,900	2/2	\$341.7	1021	Jul 2019	N/A
PH02	\$460,000	2/3	\$315.7	1457	Aug 2019	N/A
6	\$2,500/mth	1/2	\$2.3	1108	Aug 2019	N/A
407	\$2,800/mth	2/2	\$2.0	1380	Apr 2019	N/A
407	\$409,500	2/2	\$296.7	1380	Apr 2019	N/A
410	\$263,000	2/2	\$350.7	750	Jul 2019	N/A
412	\$2,650/mth	2/3	\$1.8	1501	Aug 2019	N/A
607	\$320,000	2/2	\$353.2	906	Jan 2019	N/A
608	\$243,000	1/1	\$358.9	677	Jul 2019	N/A
701	\$336,000	2/2	\$324.3	1036	Aug 2019	N/A
804	\$1,700/mth	1/1	\$2.7	637	Jun 2019	N/A
804	\$275,000	1/1	\$431.7	637	Jun 2019	N/A

Currently Listed

ACTIVE LISTINGS 2/3

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
810	\$330,497	2/2	\$329.8	1002	May 2019	N/A
903	\$290,000	1/2	\$310.2	935	Sep 2016	D & C 804 LLC...
910	\$2,100/mth	2/2	\$2.1	1002	Jul 2019	N/A
1003	\$310,000	2/2	N/A	N/A	Mar 2019	N/A
1003	\$2,000/mth	2/2	N/A	N/A	Aug 2019	N/A
1004	\$234,900	1/1	\$368.8	637	May 2019	N/A
1006	\$320,000	1/2	\$359.1	891	Nov 2017	N/A
1102	\$319,000	1/2	\$397.3	803	Jul 2019	N/A
1102	\$1,749/mth	1/2	\$2.2	803	Jul 2019	N/A
1104	\$259,000	1/1	\$406.6	637	Aug 2019	N/A
1107	\$349,000	1/2	\$365.4	955	Oct 2018	N/A
1110	\$370,000	2/2	\$369.3	1002	Jul 2019	N/A
1203	\$2,250/mth	2/2	\$2.4	935	Jun 2019	N/A
1205	\$2,000/mth	2/2	\$2.1	946	Aug 2019	N/A
1209	\$398,500	2/2	\$366.6	1087	Jun 2016	N/A
1209	\$2,100/mth	2/2	\$1.9	1087	Jun 2019	N/A
1403	\$315,500	2/2	\$337.4	935	Dec 2018	N/A
1407	\$349,000	2/2	\$393.5	887	May 2019	N/A
1408	\$2,000/mth	1/2	\$2.1	975	Aug 2019	N/A
1409	\$419,500	2/2	\$385.9	1087	Jun 2016	TERRAZA INV...

Currently Listed

ACTIVE LISTINGS 3/3

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
1502	\$235,000	1/1	\$350.7	670	Aug 2019	N/A
1507	\$340,000	2/2	\$383.3	887	Jan 2019	N/A
1607	\$399,000	2/2	\$417.8	955	Mar 2019	N/A
1607	\$2,150/mth	2/2	\$2.3	955	Mar 2019	N/A
1610	\$360,000	2/2	\$359.3	1002	May 2019	N/A
1610	\$2,150/mth	2/2	\$2.1	1002	Jul 2019	N/A
1703	\$2,015/mth	2/2	N/A	N/A	Aug 2019	N/A
1706	\$279,000	2/2	\$313.1	891	Mar 2019	N/A
1804	\$235,000	1/1	\$368.9	637	Jun 2019	N/A
1806	\$3,250/mth	3/3	\$2.3	1429	Nov 2018	N/A
1809	\$380,000	2/2	\$349.6	1087	Aug 2019	N/A
1904	\$2,000/mth	2/2	\$2.1	948	Jul 2019	N/A
2008	\$2,100/mth	2/2	\$2.2	975	Feb 2019	N/A
2008	\$399,999	2/2	\$410.3	975	Mar 2019	N/A
2010	\$2,300/mth	2/2	\$2.3	1002	Jun 2019	N/A
2101	\$390,000	2/2	\$403.3	967	Mar 2019	N/A
2203	\$1,800/mth	1/2	\$1.9	935	Jul 2019	N/A
2209	\$2,100/mth	1/2	\$1.8	1187	Aug 2019	N/A
2407	\$350,000	2/2	N/A	N/A	Apr 2019	N/A