



## Terrazas Condos

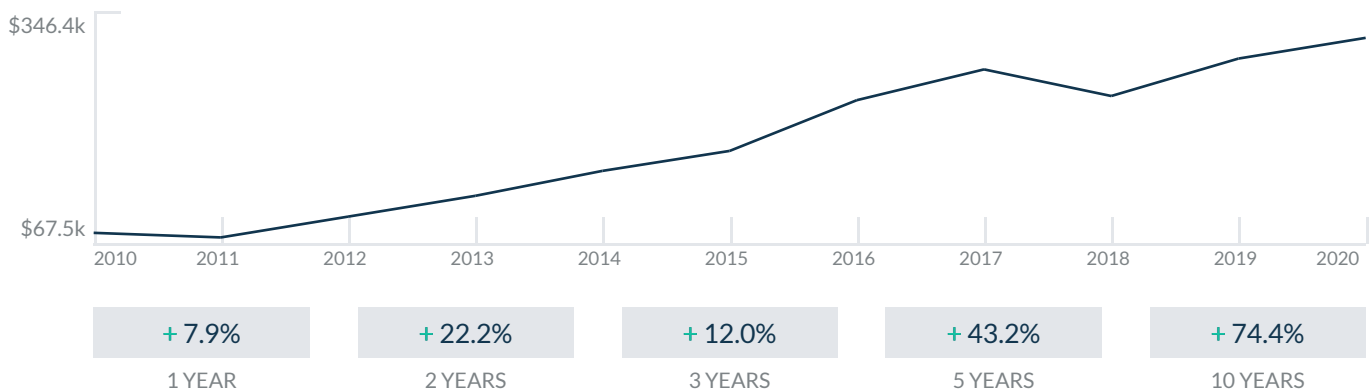
1861 NW S River Dr  
Miami, FL 33125

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 [terrazascondosforsale.com](http://terrazascondosforsale.com).

## Property Stats

POSTAL CODE 33125

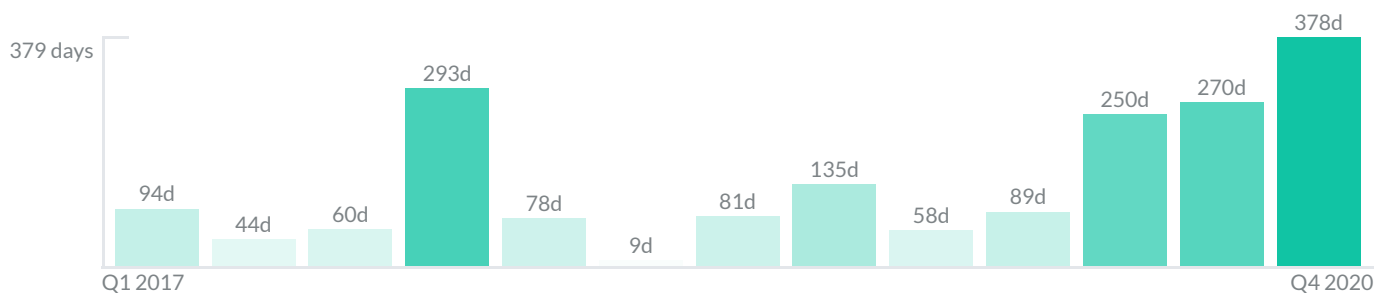
The property stats graph represents the median price evolution since ten years in your postal code area.



## 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

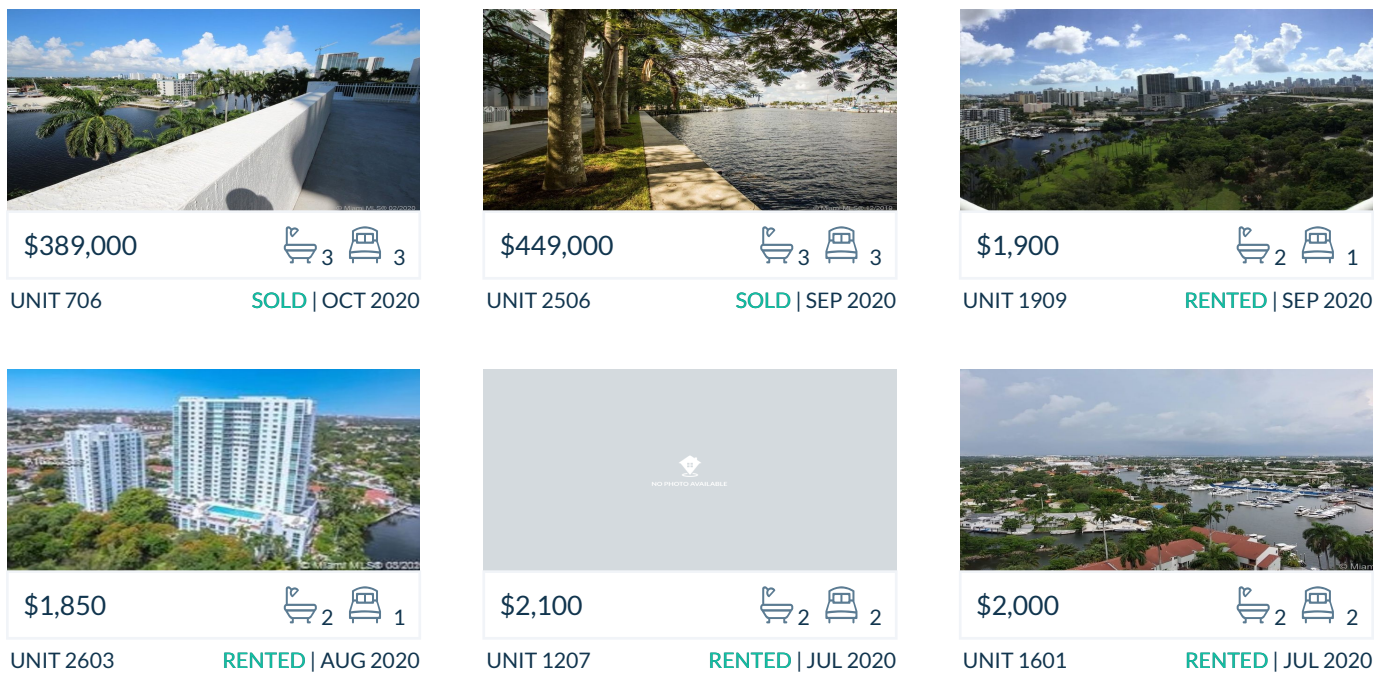
Below the average listing prices of available unit per property type.



# 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
706	\$389,000	3/3	\$286.7	1,357	Oct 2020	378
2506	\$449,000	3/3	\$314.2	1,429	Sep 2020	249
608	\$229,000	1/1	\$338.3	677	Jul 2020	290
1507	\$340,000	2/2	\$383.3	887	Jun 2020	494
810	\$319,000	2/2	\$318.4	1,002	Apr 2020	5
410	\$263,000	2/2	\$350.7	750	Nov 2019	92
407	\$409,500	2/2	\$296.7	1,380	Oct 2019	158
TH406	\$390,000	2/2	\$282.6	1,380	Oct 2019	17
1204	\$329,000	2/2	\$347.0	948	Sep 2019	12
9A	\$185,250	2/2	\$185.3	1,000	Jul 2019	103
2505	\$339,000	2/2	\$331.7	1,022	May 2019	135
909	\$283,000	2/2	\$260.3	1,087	Dec 2018	137
TH409	\$517,950	2/2	\$347.6	1,490	Dec 2018	53
1801	\$305,000	2/2	\$312.8	975	Dec 2018	37
1903	\$267,000	2/2	\$285.6	935	Dec 2018	137
PH4	\$469,282	2/2	\$370.1	1,268	Nov 2018	149
2410	\$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

## Rented

LAST 20 PROPERTIES RENTED IN TERRAZAS CONDOS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
1909	\$1,900	1/2	\$1.7	1,087	Sep 2020	25
2603	\$1,850	1/2	\$2.0	935	Aug 2020	157
1207	\$2,100	2/2	\$2.2	955	Jul 2020	25
1601	\$2,000	2/2	\$2.1	967	Jul 2020	53
2301	\$2,000	2/2	\$2.1	967	Jul 2020	44
1102	\$1,600	1/1	\$2.4	670	Jul 2020	35
1602	\$1,700	1/1	\$2.5	670	Jun 2020	116
1703	\$2,000	2/2	\$2.1	935	Jun 2020	99
1509	\$2,200	2/2	\$2.0	1,087	Jun 2020	32
907	\$1,975	2/2	\$2.1	955	May 2020	117
2104	\$2,200	2/2	\$2.3	948	Mar 2020	61
2402	\$1,700	1/1	\$2.5	670	Mar 2020	23
2101	\$1,800	2/2	\$1.9	967	Feb 2020	171
1403	\$2,200	2/2	\$2.4	935	Feb 2020	6
1907	\$2,000	2/2	\$2.1	955	Feb 2020	86
1209	\$2,050	2/2	\$1.9	1,087	Feb 2020	232
1607	\$1,900	2/2	\$2.0	955	Jan 2020	25
2303	\$2,090	2/2	N/A	N/A	Dec 2019	42
1904	\$2,000	2/2	\$2.1	948	Nov 2019	143
P1005	\$1,975	2/2	\$2.1	946	Nov 2019	51

## Currently Listed

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ACTIVE LISTINGS 1/3

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
TH-402	\$348,900	2/2	\$341.7	1021	Sep 2020	MONIQUE S H...
PH8	\$664,991	3/3	\$344.6	1930	Oct 2020	ANAT MASSIK...
PH5	\$2,250/mth	1/2	\$1.8	1268	Sep 2020	
PH06	\$395,000	1/2	\$356.5	1108	Sep 2020	N/A
PH11	\$3,000/mth	3/3	\$2.1	1459	Sep 2020	N/A
B08	\$460,000	2/2	\$332.9	1382	Sep 2020	JUAN A RODR...
3	\$2,390/mth	1/2	\$2.1	1144	Sep 2020	JUAN BERNA...
48E	\$215,000	2/2	\$215.0	1000	Sep 2020	RAUL A SILVA...
412	\$2,600/mth	2/3	\$1.7	1501	Sep 2020	
607	\$320,000	2/2	\$353.2	906	Sep 2020	MARIA M TOR...
701	\$319,000	2/2	\$307.9	1036	Sep 2020	
702	\$199,000	1/1	\$297.0	670	Sep 2020	ANITA M DE...
702	\$199,000	1/1	\$297.0	670	Oct 2020	ANITA M DE...
802	\$220,000	1/1	\$328.4	670	Sep 2020	ALEXANDER...
804	\$258,000	1/1	\$405.0	637	Sep 2020	HENRIQUE F S...
809	\$2,250/mth	2/2	\$2.1	1087	Sep 2020	EDWIN GONZ...
809	\$2,150/mth	2/2	\$2.0	1087	Oct 2020	EDWIN GONZ...
901	\$312,000	2/2	\$322.6	967	Sep 2020	
904	\$2,000/mth	2/2	\$2.1	948	Sep 2020	
1003	\$300,000	2/2	\$320.9	935	Sep 2020	BLANCA VOL...

## Currently Listed

ACTIVE LISTINGS 2/3

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
1003	\$1,999/mth	2/2	\$2.1	935	Sep 2020	BLANCA VOL...
1004	\$295,000	2/2	\$311.2	948	Oct 2020	PATRICK NO...
1004	\$2,050/mth	2/2	\$2.2	948	Sep 2020	PATRICK NO...
1104	\$259,000	1/1	\$406.6	637	Sep 2020	NC ANDAIME...
1104 R	\$299,000	1/2	N/A	N/A	Sep 2020	ALFRED MOR...
1108	\$1,900/mth	1/2	\$1.9	975	Sep 2020	N/A
1108	\$297,000	1/2	\$304.6	975	Sep 2020	N/A
1110	\$370,000	2/2	\$369.3	1002	Sep 2020	MASSIMILLA...
1203	\$2,070/mth	2/2	\$2.2	935	Oct 2020	ANA PATRICI...
1403	\$297,000	2/2	\$317.6	935	Sep 2020	ADIANEZ POS...
1403	\$297,000	2/2	\$317.6	935	Sep 2020	ADIANEZ POS...
1607	\$387,000	2/2	\$405.2	955	Sep 2020	LUANI ALEJA...
1607	\$387,000	2/2	\$405.2	955	Oct 2020	LUANI ALEJA...
1609	\$2,050/mth	2/2	\$1.9	1087	Oct 2020	HECTOR CAV...
1704	\$350,000	2/2	\$369.2	948	Sep 2020	ANA LUCRECI...
1705	\$2,350/mth	2/2	\$2.3	1022	Sep 2020	ZUBIN PANT...
1806	\$3,000/mth	3/3	\$2.1	1429	Sep 2020	N/A
2002	\$1,675/mth	1/1	\$2.5	670	Sep 2020	RONG YANG
2008	\$399,999	2/2	\$410.3	975	Dec 2019	Nadia Maria P...
2010	\$355,000	2/2	\$354.3	1002	Oct 2020	JUAN FERNA...

## Currently Listed

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ACTIVE LISTINGS 3/3

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
2101	\$282,000	2/2	\$291.6	967	Sep 2020	SILVIA DEL R...
2104	\$330,000	2/2	\$348.1	948	Oct 2020	JUSTO H MUR...
2201	\$350,000	2/2	\$361.9	967	Sep 2020	MOISES R RIV...
2204	\$2,000/mth	2/2	\$2.1	948	Oct 2020	N/A
2204	\$1,999/mth	2/2	\$2.1	948	Oct 2020	N/A
2305	\$340,000	2/2	\$332.7	1022	Oct 2020	ODAIR ARLIN...
2306	\$3,000/mth	3/3	\$2.1	1429	Sep 2020	N/A
2402	\$1,700/mth	1/1	\$2.5	670	Sep 2020	ANDRES BRA...
2504	\$2,025/mth	2/2	\$2.1	948	Sep 2020	