

# Market Report

August, 2022



## Azure

9401 Collins Ave  
Surfside, FL 33154

Every month we compile this comprehensive market report focus on Azure in this convenient and easy to read format. Our data 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 [azureapartmentsforsale.com](http://azureapartmentsforsale.com).

## Property Stats

POSTAL CODE 33154

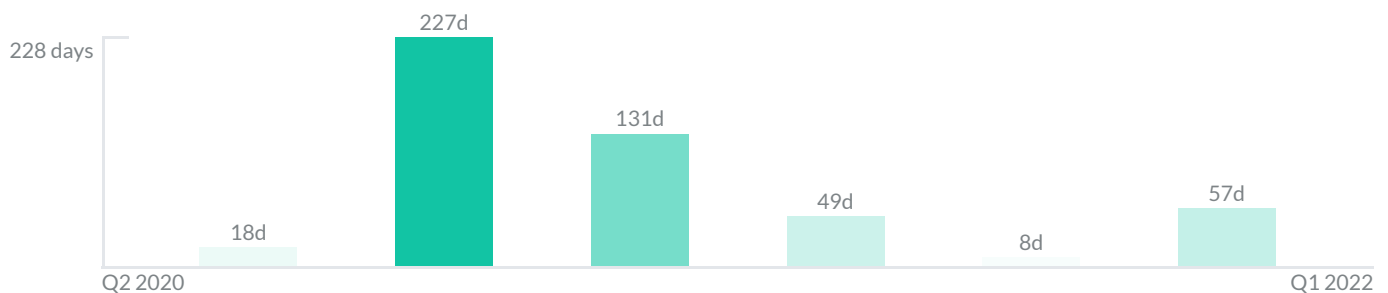
The property stats graph represents the median price evolution since ten years in your postal code area.



## 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!

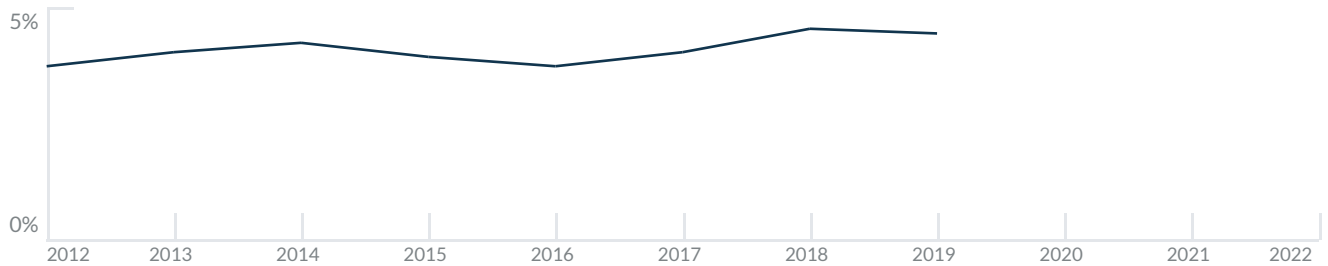


# Mortgage Rates

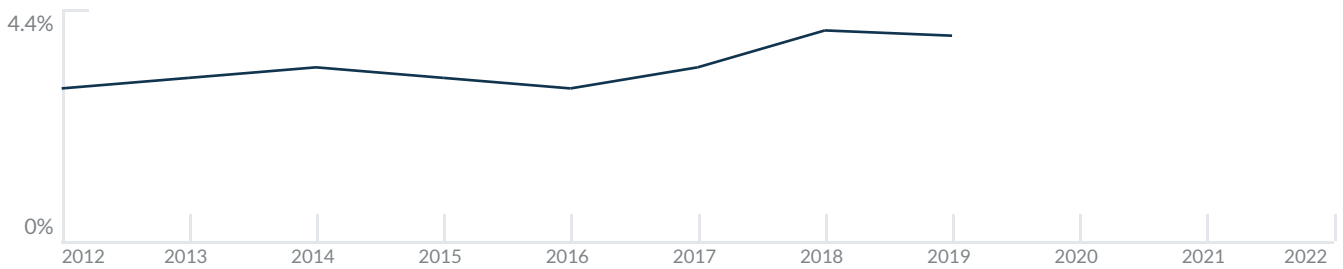
PER YEAR

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©

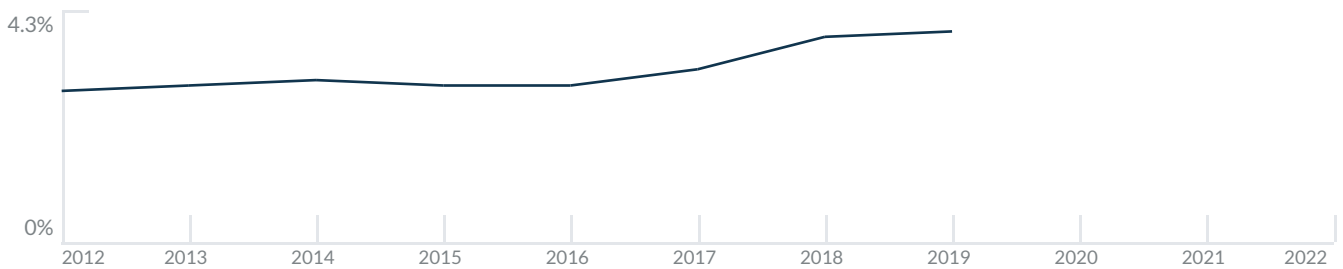
30 YEARS FIXED 4.4%



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
Aventura City Of Excellence School	Aspirra Raul Arnaldo Martinez Charter School	North Miami Senior High School
10/10	2/10	3/10

# Insights

IN AZURE

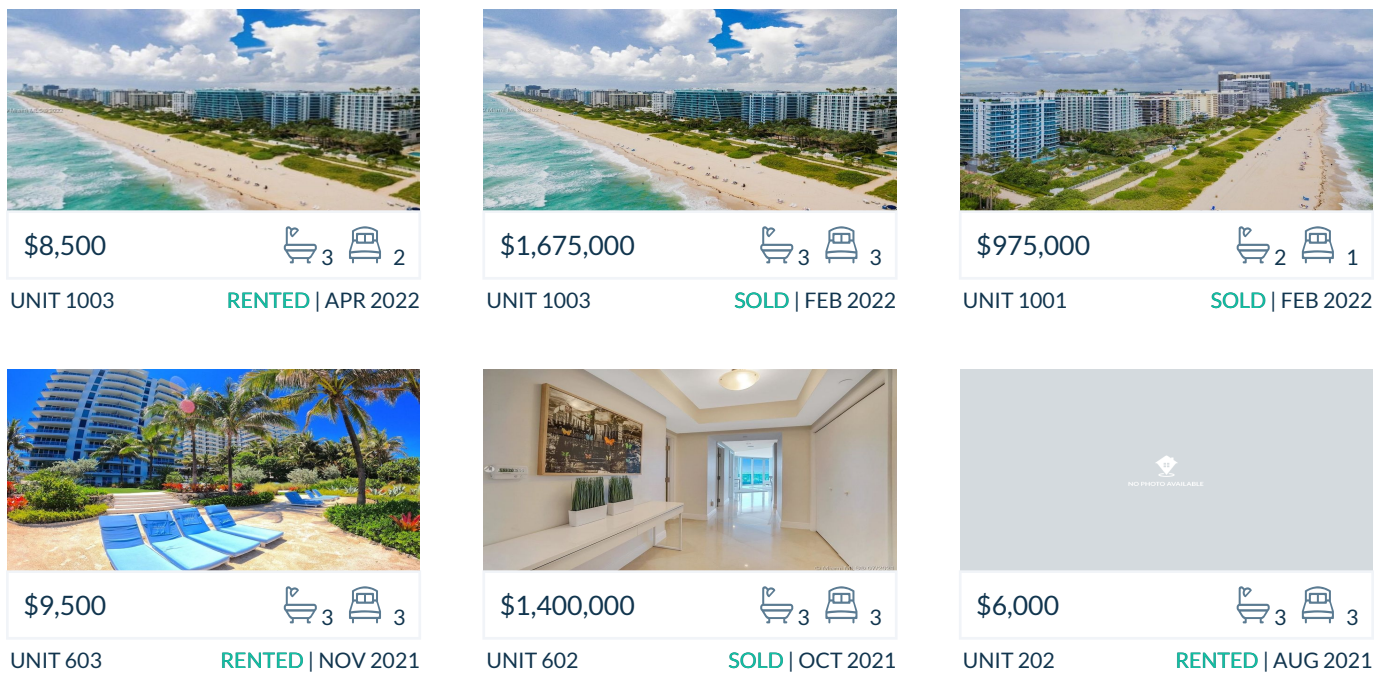
Below the average listing prices of available unit per property type.



# Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Azure



## Sold

LAST 20 PROPERTIES SOLD IN AZURE

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
1003	\$1,675,000	3/3	\$877.0	1,910	Jan 2022	60
1001	\$975,000	1/2	N/A	N/A	Jan 2022	54
602	\$1,400,000	3/3	\$719.8	1,945	Oct 2021	8
704	\$1,575,000	2/3	\$939.7	1,676	Jul 2021	10
PH12...	\$7,950,000	3/5	\$1,912.9	4,156	Jul 2021	87
203	\$895,000	3/3	\$468.6	1,910	Mar 2021	288
1003	\$1,485,000	3/3	\$777.5	1,910	Feb 2021	56
1001	\$735,000	2/2	N/A	N/A	Feb 2021	49
1002	\$1,395,000	3/3	\$717.2	1,945	Dec 2020	323
404	\$1,250,000	2/3	\$745.8	1,676	Nov 2020	112
805 +...	\$1,095,000	2/3	\$678.4	1,614	Nov 2020	289
N/A	\$1,100,000	3/3	\$575.9	1,910	Oct 2020	184
706	\$2,650,000	3/4	\$1,068.5	2,480	May 2020	18
502	\$1,395,000	3/3	\$717.2	1,945	Nov 2018	33
601	\$799,000	1/2	\$641.3	1,246	Jun 2018	68
904	\$1,300,000	2/3	\$775.7	1,676	Mar 2018	124
904	\$1,300,000	2/3	\$775.7	1,676	Mar 2018	124
504	\$1,250,000	2/2	\$745.8	1,676	Oct 2017	116
504	\$1,250,000	2/3	\$745.8	1,676	Oct 2017	116
407	\$2,499,000	3/3	\$942.3	2,652	Sep 2017	266

## Rented

LAST 20 PROPERTIES RENTED IN AZURE

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
1003	\$8,500	2/3	\$4.5	1,910	Apr 2022	57
603	\$9,500	3/3	\$5.0	1,910	Nov 2021	23
202	\$6,000	3/3	\$3.1	1,945	Aug 2021	4
306	\$7,500	3/4	\$3.0	2,480	Jul 2021	11
202	\$5,000	3/3	\$2.6	1,945	Jan 2021	57
206	\$9,000	3/4	\$3.6	2,480	Dec 2020	8
402	\$6,500	3/3	\$3.3	1,945	Nov 2020	507
306	\$7,500	3/4	\$3.0	2,480	Nov 2020	173
207	\$9,000	3/4	\$3.6	2,485	Nov 2020	N/A
306	\$7,500	3/4	\$3.0	2,480	Dec 2019	286
303	\$6,500	3/3	\$3.4	1,910	Sep 2019	137
1001	\$4,250	1/2	\$3.4	1,246	Sep 2019	62
706	\$11,000	3/4	\$4.4	2,480	Aug 2019	16
402	\$6,495	3/3	\$3.3	1,945	Aug 2019	302
505	\$4,250	2/3	\$2.6	1,614	Aug 2019	99
504	\$5,000	2/2	\$3.0	1,676	Jan 2018	84
504	\$5,000	2/3	\$3.0	1,676	Jan 2018	84
202	\$5,000	3/3	\$2.6	1,945	Dec 2017	197
202	\$5,000	3/3	\$2.6	1,945	Dec 2017	197
505	\$4,000	2/2	\$2.5	1,614	Jun 2017	115

## Currently Listed

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ACTIVE LISTINGS 1/1

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
PH12...	\$50,000/mth	3/5	\$12.0	4156	Sep 2021	SILVIA S COLT...
206	\$2,850,000	3/4	\$1,149.2	2480	Feb 2022	N/A
206	\$18,000/mth	3/4	\$7.3	2480	Apr 2022	N/A
306	\$9,500/mth	3/4	\$3.8	2480	Apr 2022	IMALI NADO...
603	\$10,000/mth	3/3	\$5.2	1910	Oct 2021	LUCANTA S L
603	\$8,500/mth	3/3	\$4.5	1910	Apr 2022	LUCANTA S L
607	\$7,900,000	4/5	\$1,591.1	4965	Apr 2022	ALLAN D YAR...
1004	\$1,750,000	2/3	\$1,044.2	1676	Feb 2022	MIRIAM SRED...