



## Harbor Tower Waterways

3600 Yacht Club Dr  
Aventura, FL 33180

Every month we compile this comprehensive market report focus on Harbor Tower Waterways 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 [harbortowerwaterways.com](http://harbortowerwaterways.com).

### Property Stats

POSTAL CODE 33180

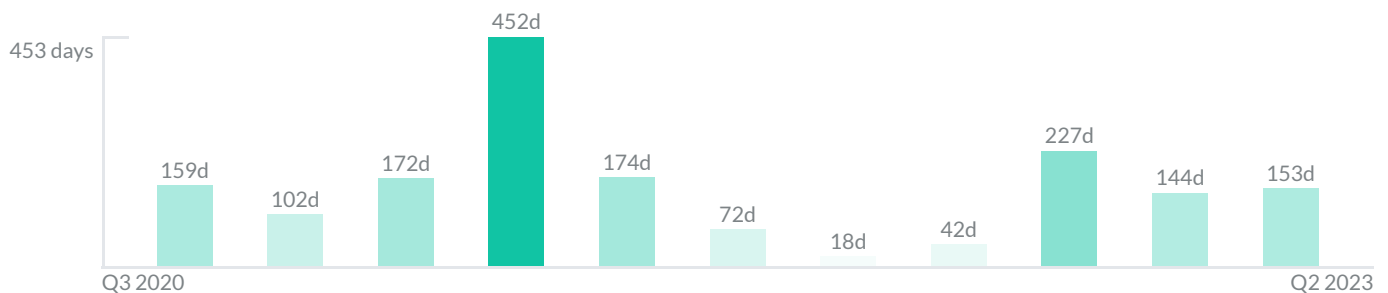
The property stats graph represents the median price evolution since ten years in your postal code area.



### 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!

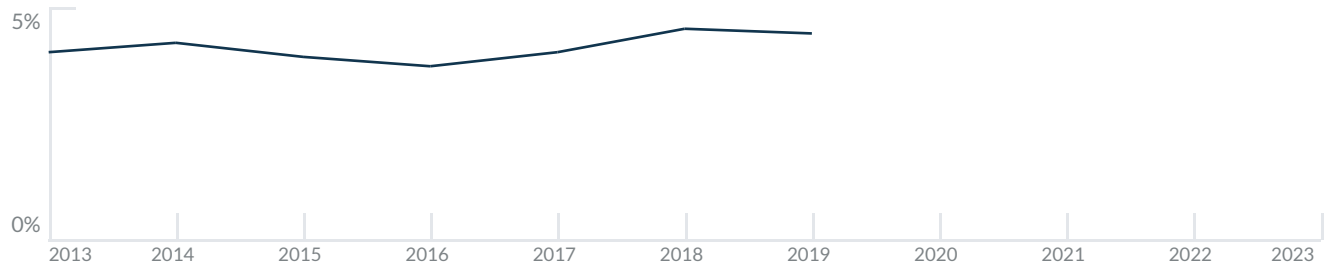


# Mortgage Rates

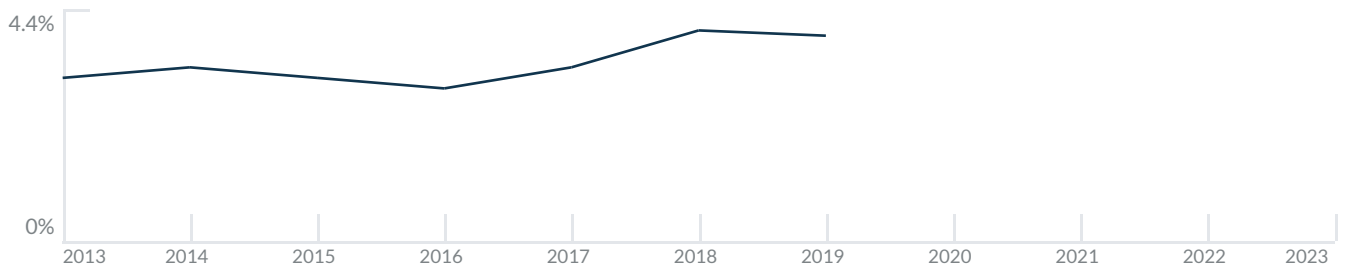
PER YEAR

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©

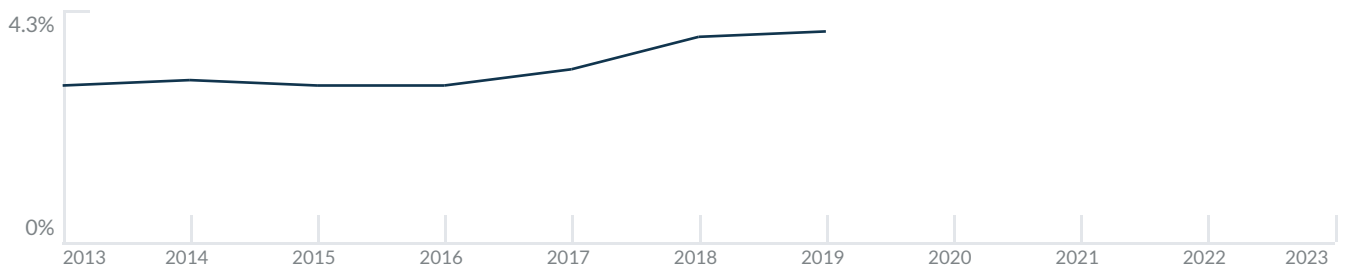
30 YEARS FIXED 4.4%



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	Hollywood Academy of Arts and Science Middle School	North Andale High School
10/10	10/10	3/10

# Insights

IN HARBOR TOWER WATERWAYS

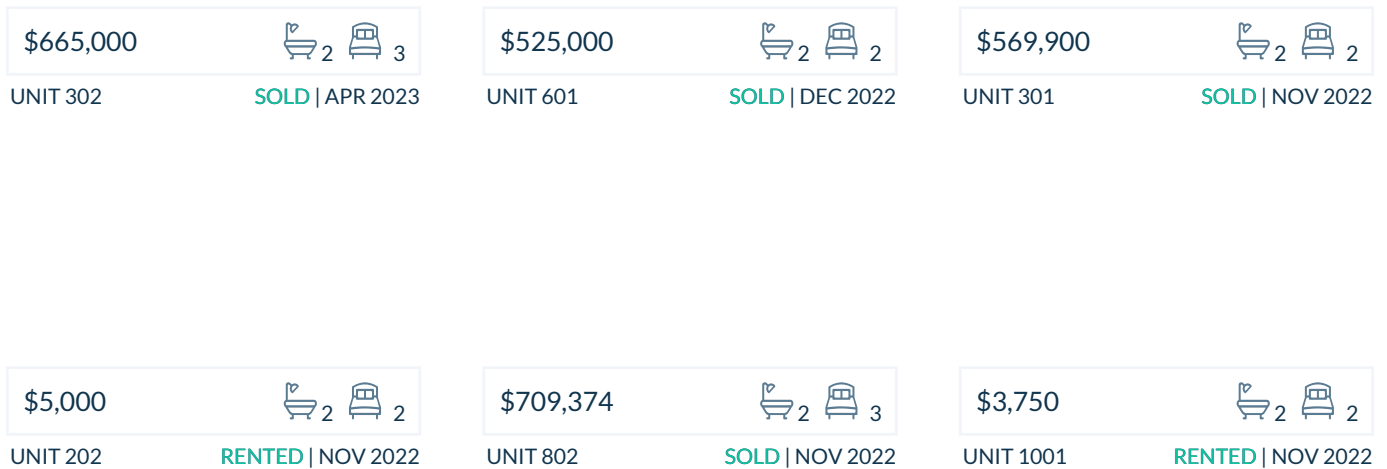
Below the average listing prices of available unit per property type.



# Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Harbor Tower Waterways



## Sold

LAST 20 PROPERTIES SOLD IN HARBOR TOWER WATERWAYS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
302	\$665,000	3/2	\$365.4	1,820	Apr 2023	153
601	\$525,000	2/2	\$330.2	1,590	Dec 2022	133
301	\$569,900	2/2	\$358.4	1,590	Nov 2022	154
802	\$709,374	3/2	\$389.8	1,820	Aug 2022	227
1701	\$550,000	2/2	\$345.9	1,590	Apr 2022	56
202	\$540,000	2/2	\$296.7	1,820	Apr 2022	28
1902	\$591,240	3/2	\$324.9	1,820	Feb 2022	8
604	\$435,000	2/2	\$297.9	1,460	Jan 2022	28
503	\$579,000	3/2	\$318.1	1,820	Dec 2021	72
1501	\$399,000	2/2	\$250.9	1,590	Aug 2021	1
704	\$393,256	2/2	N/A	N/A	Aug 2021	11
1501	\$425,000	2/2	\$277.8	1,530	Jul 2021	196
1003	\$555,000	3/2	\$304.9	1,820	Jul 2021	488
902	\$549,900	3/2	\$302.1	1,820	May 2021	1223
201	\$344,118	2/2	\$224.9	1,530	Apr 2021	111
1204	\$419,900	2/2	\$287.6	1,460	Apr 2021	61
1503	\$565,000	3/2	\$310.4	1,820	Apr 2021	411
1601	\$380,099	2/2	\$248.4	1,530	Mar 2021	172
1502	\$524,000	2/2	\$287.9	1,820	Nov 2020	180
1401	\$347,000	2/2	\$226.8	1,530	Nov 2020	23

## Rented

LAST 20 PROPERTIES RENTED IN HARBOR TOWER WATERWAYS

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
202	\$5,000	2/2	\$2.7	1,820	Nov 2022	123
1001	\$3,750	2/2	\$2.4	1,590	Aug 2022	805
2004	\$6,500	2/2	\$4.5	1,460	Dec 2021	62
1601	\$3,100	2/2	\$2.0	1,530	Jul 2021	4
PH-4	\$5,000	2/2	\$3.5	1,420	Jul 2021	35
1801	\$3,300	2/2	\$2.2	1,530	Jul 2021	17
302	\$3,495	3/2	\$1.9	1,820	Jun 2021	451
602	\$2,900	2/2	\$1.6	1,820	May 2021	207
1802	\$3,200	2/2	\$1.8	1,820	May 2021	103
704	\$2,850	2/2	\$2.0	1,460	May 2021	53
PH-3	\$3,750	3/2	\$2.1	1,820	Feb 2021	388
404	\$2,600	2/2	\$1.8	1,460	Jan 2021	288
801	\$2,800	2/2	\$1.8	1,530	Nov 2020	90
1003	\$2,800	2/2	\$1.5	1,820	Oct 2020	62
1903	\$2,900	3/2	\$1.6	1,820	Aug 2020	N/A
602	\$2,800	2/2	\$1.5	1,820	Jul 2020	127
1204	\$2,550	2/2	\$1.7	1,460	Feb 2020	84
602	\$2,700	2/2	\$1.5	1,820	Nov 2019	182
1001	\$2,895	2/2	\$1.9	1,530	Nov 2019	45
902	\$2,800	3/2	\$1.5	1,820	Aug 2019	1

## Currently Listed

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ACTIVE LISTINGS 1/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
PH-3	\$6,900/mth	3/2	\$3.8	1820	Nov 2022	PHILIP HATFI...
PH04	\$699,000	2/2	\$478.8	1460	Apr 2023	NISSIM N LEVY
PH-3	\$6,500/mth	3/2	\$3.6	1820	May 2023	PHILIP HATFI...
202	\$5,500/mth	2/2	\$3.0	1820	May 2023	MARIA ANGE...
304	\$529,000	1/2	\$362.3	1460	Nov 2022	BERNARD ST...
402	\$699,000	3/2	\$384.1	1820	Apr 2023	DERINTON AS...
501	\$558,000	2/2	\$364.7	1530	Apr 2023	JOSE SAYE &...
504	\$570,000	2/2	\$390.4	1460	May 2023	GEORGE R H...
704	\$579,816	2/2	\$397.1	1460	May 2023	MARGARITA...
803	\$6,000/mth	3/2	\$3.3	1820	Dec 2022	N/A
803	\$699,000	3/2	\$384.1	1820	May 2023	N/A
804	\$592,555	2/2	\$405.9	1460	Nov 2022	JANE W GLAD...
804	\$645,000	2/2	\$441.8	1460	May 2023	JANE W GLAD...
903	\$725,000	3/2	\$398.4	1820	May 2023	DERINTON AS...
1401	\$612,888	2/2	\$385.5	1590	May 2023	BURRIS MILLS...
1503	\$755,718	3/2	\$415.2	1820	Feb 2023	J DANIEL TRE...
1503	\$3,969/mth	2/2	\$2.2	1820	May 2023	J DANIEL TRE...
1604	\$725,000	2/2	\$496.6	1460	May 2023	N/A
1902	\$6,500/mth	3/2	\$3.6	1820	Aug 2022	JULES E LEVIN...
1903	\$765,000	3/2	\$420.3	1820	May 2023	N/A

## Currently Listed

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ACTIVE LISTINGS 2/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
2002	\$6,500/mth	3/2	\$3.6	1820	May 2023	N/A