



Bay House

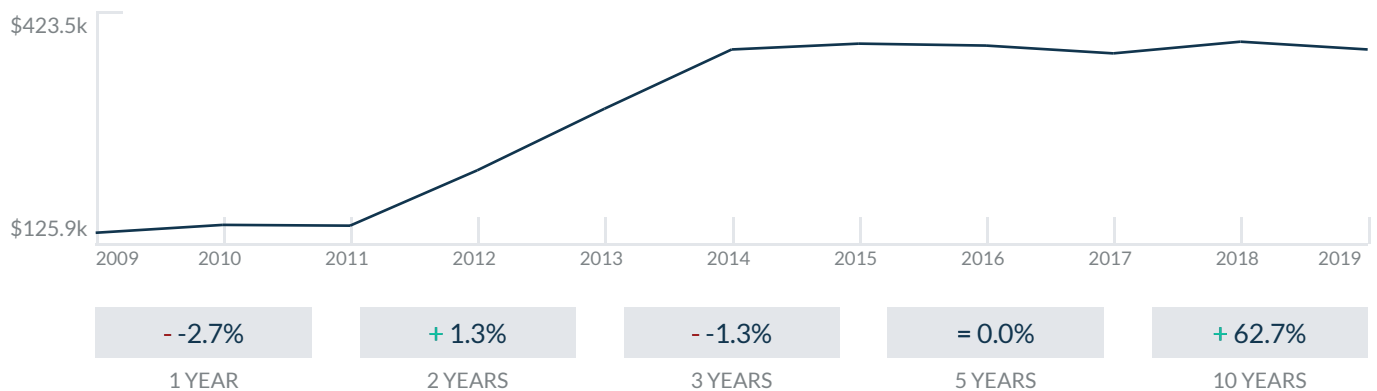
600 NE 27th St
Miami, FL 33137

Every month we compile this comprehensive market report focus on Bay House 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 bayhousecondosforsale.com.

Property Stats

POSTAL CODE 33137

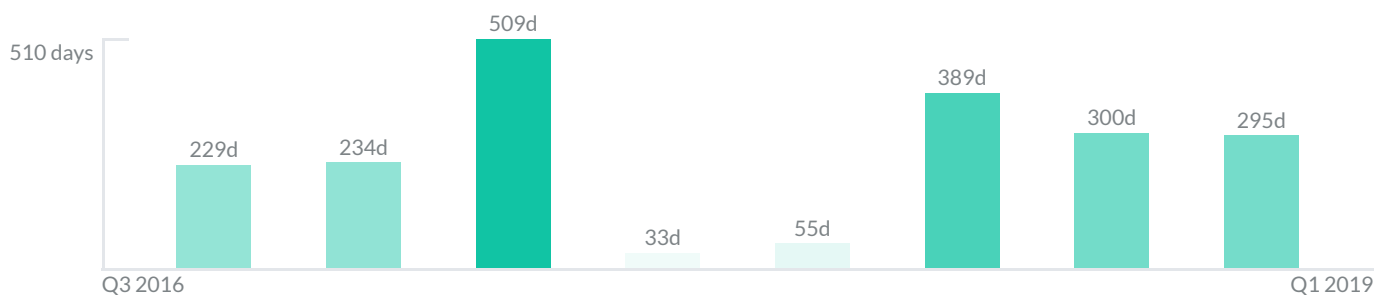
The property stats graph represents the median price evolution since ten years in your postal code area.



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
School For Advanced Studies in Music	De Hostos Youth Leadership Charter School	Artistic Culture Senior High School
10/10	1/10	10/10

Insights

IN BAY HOUSE

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

3 BED
\$714,000
 AVERAGE PRICE
 24 FOR SALE
 8 FOR RENT

4 BED
\$1,780,000
 AVERAGE PRICE
 2 FOR SALE
 1 FOR RENT

1.2% to 6%
 CAP RATE
 Yearly net income when rent

3.4%
 NEGOTIABILITY
 What you can negotiate

26
 AVAILABLE

0
 SOLD

Sale within the last month

Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Bay House



\$4,100



UNIT 3302

RENTED | MAY 2019

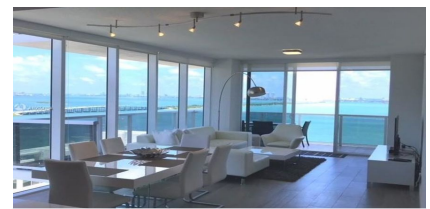


\$3,500



UNIT 1501

RENTED | JUN 2019



\$4,200



UNIT 2601

RENTED | JUN 2019



\$3,900



UNIT 1703

RENTED | MAR 2019



\$3,400



UNIT 2002

RENTED | JUN 2019



\$3,400



UNIT 1002

RENTED | JAN 2019

Sold

LAST 20 PROPERTIES SOLD IN BAY HOUSE

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
2605	\$625,000	3/2	\$373.4	1,674	Feb 2019	301
103	\$479,000	3/2	\$217.2	2,205	Feb 2019	289
2703	\$640,000	3/3	\$388.8	1,646	Nov 2018	300
702	\$595,000	3/3	\$376.3	1,581	May 2018	389
405	\$619,999	3/2	\$363.8	1,704	Mar 2018	98
803	\$585,000	3/3	\$355.4	1,646	Jan 2018	11
2803	\$590,000	2/3	\$384.4	1,535	Dec 2017	33
2102	\$720,000	3/3	\$449.7	1,601	Mar 2017	614
PH-2	\$1,390,000	4/4	\$502.5	2,766	Mar 2017	403
2404	\$630,000	3/3	\$397.7	1,584	Nov 2016	99
1001	\$680,000	3/2	\$394.2	1,725	Nov 2016	485
2202	\$549,000	3/3	\$342.9	1,601	Oct 2016	117
2505	\$640,000	3/2	\$382.3	1,674	Sep 2016	229
3504	\$880,900	3/3	\$557.2	1,581	Sep 2015	72
1602	\$699,000	3/3	\$436.6	1,601	Sep 2015	87

Rented

LAST 20 PROPERTIES RENTED IN BAY HOUSE

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
3302	\$4,100	3/3	\$2.6	1,581	Aug 2019	26
1501	\$3,500	3/2	\$2.3	1,547	Jul 2019	21
2601	\$4,200	3/2	\$2.7	1,547	Jul 2019	44
1703	\$3,900	3/3	\$2.5	1,535	Jul 2019	77
2002	\$3,400	3/3	\$2.4	1,435	Jul 2019	10
1002	\$3,400	3/3	\$2.4	1,435	Jul 2019	152
1401	\$3,500	3/2	N/A	N/A	Jul 2019	22
N/A	\$3,800	3/3	\$2.5	1,535	Jun 2019	60
1404	\$3,300	3/3	\$2.3	1,432	Jun 2019	113
3501	\$4,100	3/2	\$2.7	1,547	Jun 2019	50
3204	\$3,400	3/3	\$2.4	1,432	Jun 2019	138
2705	\$3,650	3/2	\$2.2	1,674	Jun 2019	105
2504	\$3,900	3/3	\$2.7	1,432	Jun 2019	63
3102	\$3,450	3/3	\$2.2	1,581	Jun 2019	40
2704	\$3,500	3/3	\$2.2	1,584	May 2019	24
1705	\$3,700	3/2	\$2.5	1,505	May 2019	88
2204	\$3,400	3/3	\$2.4	1,432	Apr 2019	37
1104	\$2,950	3/3	\$2.1	1,432	Apr 2019	59
LPH2	\$3,900	3/3	\$2.7	1,435	Apr 2019	101
801	\$3,550	3/2	\$2.1	1,674	Apr 2019	17

Currently Listed

ACTIVE LISTINGS 1/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
PH1	\$2,800,000	4/5	\$988.7	2832	Dec 2018	N/A
PH1	\$13,500/mth	4/5	\$4.8	2832	Dec 2018	N/A
TH-102	\$759,900	4/3	\$292.3	2600	Jul 2019	N/A
N/A	\$3,675/mth	3/3	\$2.4	1535	Aug 2019	N/A
LPH5	\$4,700/mth	3/2	\$3.1	1505	Aug 2019	N/A
401	\$738,000	3/2	\$422.0	1749	Feb 2018	N/A
401	\$3,900/mth	3/2	\$2.2	1749	Dec 2018	N/A
803	\$601,500	3/3	\$391.9	1535	Mar 2019	N/A
904	\$3,700/mth	3/3	\$2.6	1432	Jun 2019	N/A
1004	\$510,000	3/3	\$356.1	1432	Feb 2019	N/A
1101	\$785,000	3/3	\$507.4	1547	Jul 2019	N/A
1202	\$620,000	3/3	\$432.1	1435	Jul 2019	N/A
1502	\$539,000	3/3	\$375.6	1435	Jun 2019	N/A
1603	\$565,000	3/3	\$368.1	1535	Mar 2019	N/A
1703	\$790,000	3/3	\$480.0	1646	Oct 2016	N/A
1704	\$650,000	3/3	\$453.9	1432	Jun 2018	N/A
1705	\$615,000	3/2	\$408.6	1505	Dec 2017	N/A
2101	\$795,000	3/2	\$513.9	1547	Aug 2017	N/A
2101	\$4,100/mth	3/2	\$2.7	1547	Apr 2019	N/A
2103	\$785,000	3/3	\$511.4	1535	Dec 2018	N/A

Currently Listed

ACTIVE LISTINGS 2/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
2202	\$589,000	3/3	\$410.5	1435	Dec 2017	MICHAEL DES...
2205	\$4,000/mth	3/2	\$2.7	1505	Jul 2019	N/A
2205	\$795,000	3/2	\$528.2	1505	Aug 2019	N/A
2304	\$829,900	3/3	\$523.9	1584	Jul 2015	N/A
2403	\$538,800	3/3	\$351.0	1535	May 2019	N/A
2405	\$945,000	3/2	\$563.5	1677	Feb 2016	N/A
2503	\$590,000	3/3	\$384.4	1535	Jun 2019	N/A
2702	\$3,700/mth	3/3	\$2.3	1601	Jul 2019	N/A
2802	\$580,000	3/3	\$404.2	1435	Jul 2019	N/A
3001	\$4,500/mth	3/2	\$2.9	1547	Jun 2019	N/A
3105	\$900,000	3/2	\$537.6	1674	Jun 2015	N/A
3204	\$695,000	3/3	\$438.8	1584	Oct 2015	N/A
3205	\$690,817	3/2	\$412.7	1674	Mar 2019	N/A
3301	\$1,200,000	3/2	\$695.7	1725	Jun 2015	N/A
3601	\$778,800	3/2	\$503.4	1547	Aug 2019	N/A