

Market Report

August, 2024



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 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 bayhousecondosforsale.com.

Property Stats

POSTAL CODE 33137

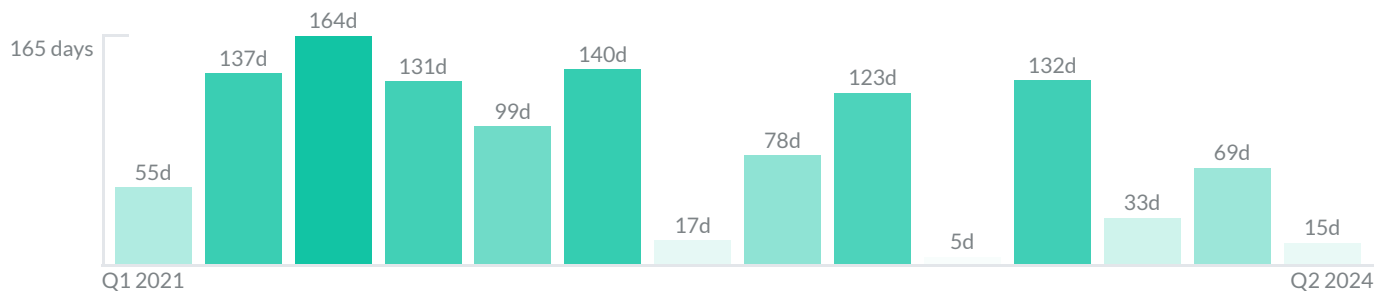
The property stats graph represents the median price evolution since ten years in your postal code area.



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

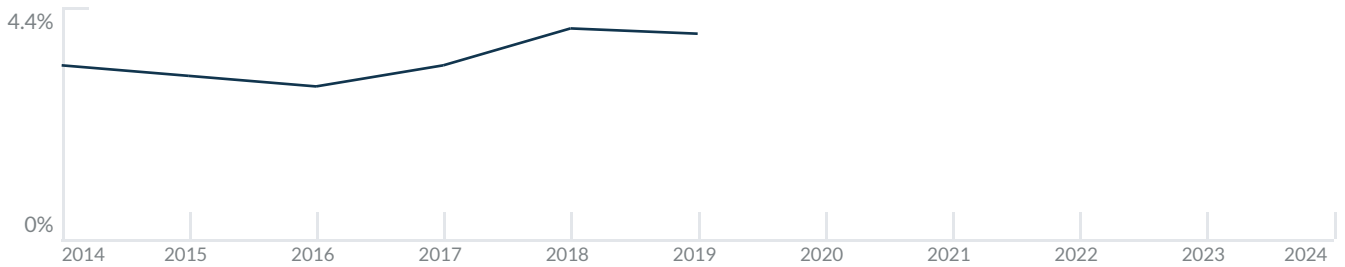
PER YEAR

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©

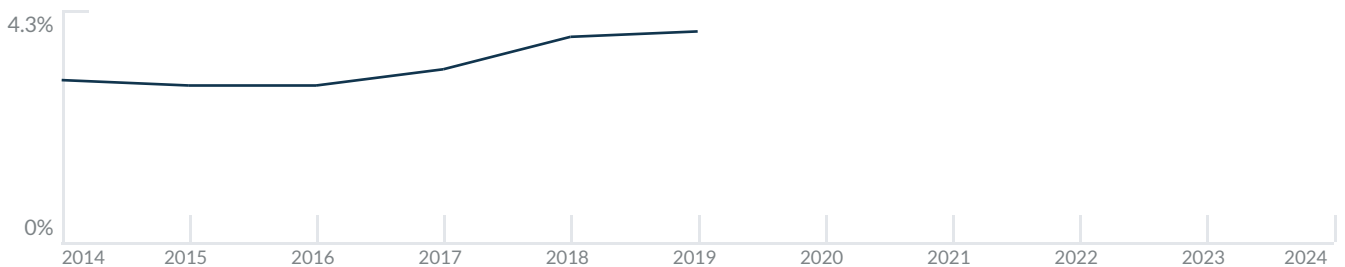
30 YEARS FIXED 4.4%



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 Math	De Hostos Youth Leadership Charter School	Senior High School
10/10	1/10	10/10

Insights

IN BAY HOUSE

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 Bay House

\$5,600 UNIT 1504 RENTED JUN 2024	
\$895,000 UNIT 2002 SOLD JUN 2024	
\$875,000 UNIT 2104 SOLD JUN 2024	
\$5,200 UNIT 1103 RENTED JUN 2024	
\$6,350 UNIT 3203 RENTED MAY 2024	
\$5,500 UNIT 802 RENTED MAY 2024	

Sold

LAST 20 PROPERTIES SOLD IN BAY HOUSE

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
2002	\$895,000	3/3	\$623.7	1,435	Jun 2024	2
2104	\$875,000	3/3	\$611.0	1,432	Jun 2024	31
2703	\$895,000	3/3	\$583.1	1,535	Apr 2024	13
2905	\$979,000	3/3	\$650.5	1,505	Feb 2024	110
805	\$800,000	3/3	\$531.6	1,505	Jan 2024	65
1404	\$849,000	3/3	\$592.9	1,432	Jan 2024	33
PH3	\$2,500,000	6/7	\$788.4	3,171	Dec 2023	49
2904	\$895,000	3/3	\$625.0	1,432	Nov 2023	24
2301	\$960,000	3/3	\$620.6	1,547	Oct 2023	16
2801	\$979,000	3/3	\$632.8	1,547	Oct 2023	43
1802	\$805,000	3/3	\$561.0	1,435	Jul 2023	132
2402	\$895,000	3/3	\$623.7	1,435	May 2023	5
3302	\$899,000	3/3	\$626.5	1,435	Mar 2023	15
3401	\$1,050,000	2/3	\$678.7	1,547	Mar 2023	99
1102	\$740,000	3/3	\$515.7	1,435	Mar 2023	9
3104	\$895,000	3/3	\$625.0	1,432	Mar 2023	250
3601	\$924,900	3/3	\$597.9	1,547	Feb 2023	183
TH103	\$999,000	3/3	\$442.0	2,260	Feb 2023	179
LPH1	\$985,000	3/3	\$636.7	1,547	Dec 2022	21
1104	\$699,000	3/3	\$488.1	1,432	Dec 2022	134

Rented

LAST 20 PROPERTIES RENTED IN BAY HOUSE

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
1504	\$5,600	3/3	\$3.9	1,432	Jun 2024	84
1103	\$5,200	3/3	\$3.4	1,535	May 2024	31
3203	\$6,350	3/3	\$4.1	1,535	May 2024	15
802	\$5,500	3/3	\$3.8	1,435	May 2024	49
3002	\$5,500	3/3	\$3.8	1,435	May 2024	149
TH103	\$7,900	3/3	\$5.4	1,452	Apr 2024	221
2205	\$5,500	3/3	\$3.7	1,505	Mar 2024	22
405	\$5,000	3/3	\$2.9	1,704	Mar 2024	167
2902	\$5,500	3/3	\$3.8	1,435	Mar 2024	38
3205	\$6,100	3/3	\$4.1	1,505	Jan 2024	16
1105	\$6,200	3/3	\$4.1	1,505	Jan 2024	111
902	\$4,950	3/3	\$3.4	1,435	Nov 2023	133
3003	\$6,000	3/3	\$3.9	1,535	Sep 2023	26
2605	\$6,000	3/3	\$4.0	1,505	Aug 2023	25
3502	\$5,700	3/3	\$4.0	1,435	Jun 2023	94
PH1	\$15,000	4/6	\$4.7	3,207	Jun 2023	70
3001	\$6,500	3/3	\$4.2	1,547	May 2023	15
3203	\$6,500	3/3	\$4.2	1,535	Apr 2023	117
1504	\$5,500	3/3	\$3.8	1,432	Apr 2023	95
3003	\$6,000	3/3	\$3.9	1,535	Mar 2023	134

Currently Listed

ACTIVE LISTINGS 1/1

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
PH1	\$2,800,000	4/6	\$873.1	3207	Jun 2024	N/A
PH1	\$13,500/mth	4/6	\$4.2	3207	Jul 2024	N/A
102	\$1,175,000	4/4	\$809.2	1452	Mar 2024	SEEMA TREH...
705	\$895,000	3/3	\$594.7	1505	May 2024	STEPHAN WU...
805	\$5,700/mth	3/3	\$3.8	1505	Mar 2024	ALEXANDRE...
1405	\$935,000	3/3	\$621.3	1505	May 2024	AOLI CORP A...
2001	\$6,500/mth	3/3	\$4.2	1547	Jun 2024	NAOMI PEREL...
2101	\$6,400/mth	3/3	\$4.1	1547	Jul 2024	HELIO B DINIZ
2302	\$859,000	3/3	\$598.6	1435	Jul 2024	PATRICIO DA...
2304	\$845,000	3/3	\$533.5	1584	May 2024	N/A
2304	\$5,850/mth	3/3	\$3.7	1584	Jul 2024	N/A
2605	\$6,500/mth	3/3	\$4.3	1505	Apr 2024	KANAYO H O...
2702	\$850,000	3/3	\$593.6	1432	Jun 2024	ABELARDO R...
3003	\$6,500/mth	3/3	\$4.2	1535	Jun 2024	RAFAEL CARB...
3104	\$899,000	3/3	\$567.6	1584	Jun 2024	REFERENCE O...