

Grove Isle Market Update

Compliments of Maria E. Manso, Broker-Associate

April 2024

FOR SALE

<u>UNIT/BLDG</u>	<u>BD/BA</u>	<u>SQ.FT.</u>	<u>LIST PRICE</u>
606/I	2/2	1642	\$1,375,000
1106/II	2/2	1642	\$1,400,000 (New Listing)
902/III	3/2	2398	\$1,900,000 (New Listing)
1001/III	3/2.5	2614	\$2,630,000 (New Listing)
PH7/III	2/2	1882	\$3,200,000

UNDER CONTRACT/PENDING SALE

<u>UNIT/BLDG</u>	<u>BD/BA</u>	<u>SQ.FT.</u>	<u>LIST PRICE</u>	<u>PD *</u>
602/II	3/2	2398	\$2,195,000	4/9

*PD = date transaction went under contract

April Closings to date:

<u>UNIT/BLDG</u>	<u>BD/BA</u>	<u>SQ.FT.</u>	<u>SALES PRICE</u>
1101/I	3/2.5	2614	\$2,350,000

If you or someone you know is interested in buying, selling or renting, please contact me. I have been specializing in Grove Isle since 1982 and know this market very well.

Maria E. Manso, Broker-Associate
Ph: 305.978.0796
Grove Isle Expert
Hablo Español
WhatsApp: Maria Manso +1(305) 978-0796
Selling Grove Isle since 1982
Email: MariaMansoRealEstate@gmail.com
Website: MariaSellsGroveIsle.com

NEW TO MARKET

Two Grove Isle Drive #B1106

2/2 | 1642 sf | \$1,400,000 (furnished)

Lovely high-floor unit, located in building two, with beautiful water views. Substantially updated and meticulously maintained.

UNDER CONTRACT

Two Grove Isle Drive #B1801

3/3 | 2614 sf | \$14,900

A perfect 10! Furnished & fully equipped, exquisitely renovated, panoramic, unobstructed views of Biscayne Bay and beyond.

FOR RENT

<u>UNIT/BLDG</u>	<u>BD/BA</u>	<u>SQ.FT.</u>	<u>LIST PRICE</u>	<u>REMARKS</u>
1703/III	2/2	1882	\$7,000 ↓	Part Furn
1608/II	2/2	1642	\$7,000 ↓	
703/II	2/2	1882	\$7,200	New Listing
908/I	2/2	1642	\$8,350	Furnished
710/III	3/2.5	2424	\$9,950	New/PartFurn
PH10/II	3/2.5	2424	\$14,900	

With a track record of selling Grove Isle since 1982, I am well-equipped to assist you with your real estate needs. Any questions or to schedule a showing, please contact me at 305-978-0796.



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Not intended to solicit currently listed properties. The information in this Newsletter was obtained from the Multiple Listing Service or tax rolls.