

## 2017 North Coconut Grove Real Estate Sales

MLS #	PROP TYPE	REO	SSL	SUBDIVISION   BUILDING	List Price	SQ/FT	LOT SQ/FT	LP\$/SqFt	Address	BEDS	BATHS	1/2 BATHS	BUILT	DAYS ON MARKET	Sale Price	SP\$/SqFt	Closing Date
A10329661	Condo	No	No	GROVE AT GRAND BAY	\$12,500,000	5,522		\$2,263.67	2669 S BAYSHORE DR Unit#PH02-N	5	6	1	2016	302	\$8,250,000	\$1,494.02	12/29/2017
A10241815	Condo	No	No	The Grove at Grand Bay	\$6,900,000	6,231		\$1,107.37	2675 S Bayshore Dr Unit#1901S	5	5	2	2016	204	\$5,763,675	\$925.00	10/10/2017
A10152881	Condo	No	No	Grove at Grand Bay	\$6,000,000	5,142		\$1,166.86	2669 S Bayshore Dr Unit#PH01N	5	6	1	2016	207	\$5,600,000	\$1,089.07	6/30/2017
A10182705	Single	No	No	Fairhaven	\$5,595,000	4,715	13,346	\$1,186.64	1796 S Bayshore Ln	4	5	0	1956	141	\$5,300,000	\$1,124.07	5/16/2017
A10290831	Condo	No	No	RESIDENCES AT VIZCAYA	\$5,495,000	4,473		\$1,228.48	3535 Hiawatha Ave Unit#402	5	5	1	2011	27	\$4,395,000	\$982.56	8/14/2017
A10325621	Condo	No	No	GROVENOR HOUSE CONDO	\$4,000,000	4,026		\$993.54	2627 S Bayshore Dr Unit#2001	5	5	1	2005	25	\$3,850,000	\$956.28	10/30/2017
A10169166	Condo	No	No	GROVE AT GRAND BAY	\$4,350,000	3,745		\$1,161.55	2675 S BAYSHORE DR Unit#1202-S	4	5	1	2016	175	\$3,830,000	\$1,022.70	7/13/2017
A10108681	Condo	No	No	GROVE HILL TOWER CON	\$3,960,000	4,480		\$883.93	2645 S Bayshore Dr Unit#1803	3	4	1	1996	259	\$3,650,000	\$814.73	3/17/2017
A10266746	Single	No	No	BISCAYNE PARK TERRACE	\$3,795,000	6,800	14,500	\$558.09	3114 EMATHLA ST	6	6	1	2016	1	\$3,500,000	\$514.71	5/4/2017
A10184216	Condo	No	No	GROVE AT GRAND BAY	\$3,850,000	4,149		\$927.93	2675 S Bayshore Dr Unit#802-S	4	4	1	2016	313	\$3,475,000	\$837.55	11/8/2017
A10056241	Condo	No	No	RESIDENCES AT VIZCAYA	\$3,795,000	4,453		\$852.23	3535 Hiawatha Ave Unit#603	5	4		2011	300	\$3,350,000	\$752.30	2/3/2017
A10180350	Condo	No	No	GROVE AT GRAND BAY	\$3,525,000	3,535		\$997.17	2669 S BAYSHORE DR Unit#1201-N	4	4	1	2016	179	\$3,243,000	\$917.40	5/30/2017
A10205154	Condo	No	No	Grove at Grand Bay	\$3,350,000	3,533		\$948.20	2669 S Bayshore Drive Unit#1401-N	4	4	1	2016	64	\$3,100,000	\$877.44	4/7/2017
A10265322	Single	No	No	CRYSTAL HEIGHTS	\$3,000,000	4,359	5,325	\$688.23	2836 Crystal Ct	5	5	1	2016	236	\$3,000,000	\$688.23	5/1/2017
A10246649	Condo	No	No	Grovenor House	\$2,895,000	2,640		\$1,096.50	2627 S Bayshore Dr Unit#2303	3	3	1	2005	61	\$2,730,000	\$1,034.09	7/11/2017
A10266432	Townhouse	No	No	L'HERMITAGE	\$2,850,000	3,725		\$765.10	2000 S BAYSHORE DR Unit#32	4	4	1	1981	58	\$2,670,000	\$716.78	8/1/2017
A10308371	Single	No	No	BISCAYNE PARK TERR	\$2,495,000	3,393	20,000	\$735.34	2832 Emathla St	4	4	1	1934	86	\$2,400,000	\$707.34	11/8/2017
A10141891	Condo	No	No	GROVE AT GRAND BAY	\$2,499,000	2,980		\$838.59	2669 S BAYSHORE DR Unit#401-N	4	4	1	2016	399	\$2,390,000	\$802.01	12/4/2017
A10247440	Single	No	No	BISCAYNE PARK TERR	\$2,300,000	3,236	19,500	\$710.75	3000 Natoma St	4	3	1	1932	215	\$2,300,000	\$710.75	2/24/2017
A10326059	Single	Yes	No	FAIRHAVEN	\$2,600,000	5,378	6,250	\$483.45	1755 Fairhaven Pl	4	4	1	1991	42	\$2,300,000	\$427.67	11/3/2017
A10248169	Condo	No	No	GROVENOR HOUSE	\$2,450,000	2,640		\$928.03	2627 S Bayshore Dr Unit#1104	3	3	1	2005	105	\$2,300,000	\$871.21	4/4/2017
A10073231	Single	No	No	Flagler	\$2,449,000	5,315	14,275	\$460.77	1623 S Bayshore Dr	5	5	2	2016	171	\$2,275,000	\$428.03	2/10/2017
A10115517	Single	No	No	Ocean View Heights	\$2,290,000	4,206	6,793	\$544.46	2321 Trapp Ave	5	5	0	2016	184	\$2,212,500	\$526.03	4/20/2017
A10253473	Single	No	No	Rhodes Amd	\$2,350,000	3,884	6,250	\$605.05	2480 Lincoln Ave	4	4	12	2016	2	\$2,200,000	\$566.43	4/7/2017
A10356509	Single	No	No	TREASURE TROVE	\$2,499,000	4,198	10,025	\$595.28	3225 Treasure Trove Ln	4	4	1	2000	41	\$2,080,000	\$495.47	12/22/2017
A10172854	Single	No	No	New Biscayne	\$2,190,000	4,750	5,650	\$461.05	2470 Lincoln	4	4	1	2016	161	\$2,075,000	\$436.84	5/12/2017
A10091961	Single	No	No	Biscayne Park Terrace	\$2,500,000	3,100	18,225	\$806.45	3003 Seminole St	4	5	0	1968	246	\$2,050,000	\$661.29	4/14/2017
A10163511	Single	No	No	W H Snipes Sub	\$1,995,000	3,893	7,233	\$512.46	2903 SW 22nd Ave	5	5		2016	117	\$1,900,000	\$488.06	6/23/2017
A10097563	Single	No	No	Olympia Park	\$2,090,000	4,156	10,800	\$502.89	2320 Tigertail Ave	5	5	2	2014	366	\$1,837,500	\$442.13	7/14/2017
A10205278	Townhouse	No	No	L'Hermitage	\$1,999,995	3,725		\$536.91	2000 S Bayshore Dr Unit#29	4	4	0	1981	384	\$1,825,000	\$489.93	6/1/2017
A10210141	Single	No	No	BAY HEIGHTS	\$1,799,900	3,432	10,924	\$524.45	50 Samana Dr	4	5		1953	24	\$1,800,000	\$524.48	4/27/2017
A10056111	Single	No	No	Silver Bluff	\$1,999,000	3,525	5,655	\$567.09	1701 Tigertail Ave	4	4	1	2016	273	\$1,800,000	\$510.64	2/2/2017
A10238465	Condo	No	No	Grovenor House	\$1,890,000	1,756		\$1,076.31	2627 S Bayshore Unit#2005	2	2	1	2006	170	\$1,725,000	\$982.35	11/30/2017
A10269990	Single	No	No	NATOMA MANORS RE SUB	\$1,750,000	3,428	10,316	\$510.50	2727 Hiloia St	5	4	0	1950	66	\$1,700,000	\$495.92	8/31/2017
A10141893	Single	No	No	Rock Reef	\$1,850,000	3,471	7,910	\$532.99	3221 Calusa St	4	3	0	2016	417	\$1,700,000	\$489.77	1/13/2017
A10237005	Single	No	No	Biscayne Park Terrace	\$1,930,000	4,357	20,000	\$442.97	1896 Tigertail Ave	5	5	0	1947	37	\$1,700,000	\$390.18	6/2/2017
A10234826	Condo	No	No	Grovenor House	\$1,795,000	1,756		\$1,022.21	2627 S Bayshore Dr Unit#2406	2	2	1	2006	219	\$1,675,000	\$953.87	12/8/2017
A10176397	Townhouse	No	No	Bella Vista	\$1,798,150	1,870		\$961.58	3570 W Fairview St Unit#A6	2	3		1980	180	\$1,625,000	\$868.98	6/22/2017
A10242357	Single	No	No	North Coconut Grove	\$1,650,000	2,846	5,000	\$579.76	2265 Tequesta Ln	4	4		2010	99	\$1,550,000	\$544.62	8/4/2017
A10242924	Single	No	No	Crystal View	\$1,700,000	3,023	5,600	\$562.36	3520 Crystal View Ct	3	4		1955	4	\$1,550,000	\$512.74	5/9/2017
A10256891	Single	No	No	Crystal Bluff Add	\$1,599,000	3,055	10,750	\$523.40	3531 Crystal Ct	5	4		1936	33	\$1,550,000	\$507.37	7/31/2017
A10293507	Single	No	No	STEVENS/MAGUE TRACT	\$1,580,000	4,384	7,373	\$360.40	1645 Nocatee Dr	5	4	0	1990	400	\$1,550,000	\$353.56	9/22/2017
A10336390	Single	No	No	BAY HEIGHTS	\$1,493,500	2,863	9,750	\$521.66	275 E Shore Dr E	4	3	1	1955	1	\$1,493,500	\$521.66	8/31/2017
A10158477	Single	No	No	Bay Heights Add 01	\$1,575,000	3,094	11,190	\$509.05	115 Shore Dr	5	4	1	1962	21	\$1,490,000	\$481.58	1/30/2017
A10150622	Single	No	No	Maranatha	\$1,699,000	3,776	10,000	\$449.95	2800 Emathla St	4	4		1986	451	\$1,490,000	\$394.60	6/9/2017
A10371871	Single	No	No	CRYSTAL BLUFF ADDN TO SIL	\$1,475,000	2,841	9,375	\$519.18	3551 Vista Ct	3	2	0	1950	4	\$1,475,000	\$519.18	12/14/2017
A10197294	Condo	No	No	GROVE ISLE CONDO	\$1,498,000	2,424		\$617.99	2 Grove Isle Dr Unit#B510	3	2	1	1980	57	\$1,470,000	\$606.44	3/20/2017
A10313211	Condo	No	No	GROVE HILL	\$1,482,250	1,910		\$776.05	2645 S Bayshore Dr Unit#1602	2	2	1	1996	6	\$1,451,600	\$760.00	9/5/2017
A10276814	Condo	No	No	Blaine Residences	\$1,599,000	3,262		\$490.19	3075 Blaine St Unit#3077	4	4		2017	5	\$1,450,000	\$444.51	6/30/2017
A10368214	Single	No	No	Bay Heights	\$1,575,000	3,060	9,000	\$514.71	174 Shore Dr	4	4		1955	195	\$1,400,000	\$457.52	12/22/2017
A10316607	Single	No	No	Biscayne Park Terrace	\$1,495,000	3,310	7,933	\$451.66	1901 Tigertail Ave	3	3	1	2014	665	\$1,400,000	\$422.96	12/21/2017
A10316922	Single	No	No	SUNSHINE FRUITS CO	\$1,499,000	3,086	6,500	\$485.74	1877 Micanopy Ave	4	3	0	1988	3	\$1,375,000	\$445.56	10/3/2017
A10252701	Single	No	No	Bay Heights	\$1,500,000	3,200	15,808	\$468.75	21 Bay Heights Dr	4	3		1965	38	\$1,350,000	\$421.88	6/23/2017
A10214709	Single	No	No	Pattison E M	\$1,500,000	3,591	8,500	\$417.71	1720 Tigertail Ave	5	5		1983	95	\$1,350,000	\$375.94	7/17/2017
A10222050	Condo	No	No	Grove Isle Condo	\$1,410,000	2,614		\$539.40	1 Grove Isle Dr Unit#A301	3	2	1	1979	170	\$1,350,000	\$516.45	9/19/2017
A10245805	Condo	No	No	GROVE ISLE CONDO	\$1,495,000	2,614		\$571.92	1 Grove Isle Dr Unit#A909	3	2	1	1979	200	\$1,322,000	\$505.74	10/30/2017
A10297371	Single	No	No	BAY HEIGHTS	\$1,775,000	4,253	30,650	LAND SALE	231 E Shore	6	5	0	1952	69	\$1,300,000	LAND SALE	9/18/2017
A10173529	Condo	No	No	GROVE ISLE	\$1,350,000	2,614		\$516.45	1 Grove Isle Dr Unit#A201	3	2	1	1979	38	\$1,300,000	\$497.32	3/24/2017
A10157093	Single	No	No	Begonia Villas Sec 01	\$1,350,000	2,534	7,902	\$532.75	2765 SW 22nd Ave	4	3		1979	182	\$1,250,000	\$493.29	6/9/2017
A10279038	Single	No	No	OLYMPIA PARK	\$1,299,000	3,623	11,475	\$358.54	3200 Kirk St	4	3	0	1961	36	\$1,250,000	\$345.02	7/12/2017
A10253625	Condo	No	No	GROVE ISLE	\$1,399,000	2,614		\$535.20	3 Grove Isle Dr Unit#C1209	3	2	1	1981	75	\$1,235,000	\$472.46	7/19/2017
A10221026	Townhouse	No	No	Moonlinc Residences	\$1,299,000	2,467		\$526.55	2627 Lincoln Ave Unit#2627	4	3	1	2015	94	\$1,200,000	\$486.42	6/16/2017
A10270041	Single	No	No	Natoma Park	\$1,295,000	2,620	8,775	\$494.27	2670 SW 17 Ave	4	4	0	1951	30	\$1,200,000	\$458.02	7/10/2017

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A10223441	Single	No	No	Bay Heights	\$1,150,000	3,019	13,838	\$380.92	280 E Shore Dr	3	2	1	1955	20	\$1,200,000	\$397.48	5/3/2017
A10213526	Condo	No	No	Grove Hill Tower	\$1,290,000	1,910		\$675.39	2645 S Bayshore Dr Unit#1001	2	2	1	1996	30	\$1,200,000	\$628.27	6/1/2017
A10237592	Single	No	No	Longview Villas	\$1,239,000	2,613	5,700	\$474.17	2475 S Bayshore Dr #3	3	3		1980	62	\$1,187,500	\$454.46	7/20/2017
A10218132	Single	No	No	Natoma Manors Resub	\$1,195,000	2,835	7,875	\$421.52	1644 Tigertail Ave	4	3		1946	278	\$1,150,000	\$405.64	6/2/2017
A10179041	Condo	No	No	GROVE HILL	\$1,250,000	2,240		\$558.04	2645 S Bayshore Dr Unit#204	3	3	1	1996	41	\$1,145,000	\$511.16	2/22/2017
A10209688	Single	No	No	Natoma Manors Re Sub	\$1,200,000	2,200	9,948	\$545.45	2627 Halissee St	3	2	1	1952	13	\$1,100,000	\$500.00	4/13/2017
A10312451	Condo	No	No	GROVE ISLE CONDO	\$1,149,000	2,398		\$479.15	3 GROVE ISLE DR Unit#902	3	2	0	1979	9	\$1,100,000	\$458.72	10/12/2017
A10207294	Condo	No	No	Grove Hill	\$1,099,000	1,910		\$575.39	2645 S Bayshore Dr Unit#1902	2	2	1	1996	199	\$1,099,000	\$575.39	9/21/2017
A10106925	Townhouse	No	No	L'HERMITAGE	\$1,170,000	3,725		\$314.09	2000 S Bayshore Dr Unit#56	4	4		1981	239	\$1,075,000	\$288.59	3/30/2017
A10255713	Single	No	No	JOSEPH MNR	\$1,125,000	2,427	6,148	\$463.54	1728 Wa Kee Na Dr	4	3	0	1978	32	\$1,025,000	\$422.33	7/14/2017
A10210020	Single	No	No	GLENCOE A SUB	\$1,250,000	2,429	6,120	\$514.62	1644 S Bayshore Dr	4	2		1938	186	\$1,025,000	\$421.98	8/31/2017
A10041958	Single	No	No	Bay Heights Groves	\$1,220,000	3,704	10,756	\$329.37	23 Samana Dr	3	3		1955	449	\$1,000,000	\$269.98	7/14/2017
A10217579	Condo	No	No	GROVE ISLE CONDO	\$1,249,000	2,424		\$515.26	2 Grove Isle Dr Unit#B1210	3	2	1	1980	345	\$1,000,000	\$412.54	7/12/2017
A10074260	Single	No	No	Olympia Park	\$1,200,000	2,858	13,700	LAND SALE	2311 S Bayshore Dr	5	3		1951	473	\$999,999	LAND SALE	11/3/2017
A10087032	Single	No	No	Crystal View	\$989,000	1,484	5,600	\$666.44	3505 Crystal View Ct	3	2		1957	281	\$989,000	\$666.44	2/6/2017
A10207448	Single	No	No	King Park	\$1,050,000	3,700	11,220	\$283.78	2517 Andros Ave	5	4		1923	200	\$975,000	\$263.51	4/30/2017
A10187116	Single	No	No	Bay Heights 1st Add	\$995,000	2,820	9,225	\$352.84	41 N Shore Dr	4	3		1957	203	\$965,000	\$342.20	2/21/2017
A10144129	Single	No	No	Natoma Park	\$995,000	2,378	6,960	\$418.42	1782 Opechee Dr	4	4	0	1926	63	\$955,000	\$401.60	1/11/2017
A10218669	Single	No	No	Ocean View Heights	\$949,000	1,839	6,500	\$516.04	4219 Calusa St	4	2		1944	7	\$940,000	\$511.15	4/17/2017
A10312969	Single	No	No	SILVER BLUFF EST SEC C	\$930,000	1,905	5,500	\$488.19	2240 Tequesta Ln	4	3	0	1947	23	\$930,000	\$488.19	9/29/2017
A10200276	Single	No	No	Bay Heights	\$999,999	2,764	9,750	\$361.79	1 E Shore Dr	4	3		1956	358	\$930,000	\$336.47	6/16/2017
A10158485	Single	No	No	Ocean View Heights	\$949,000	3,750	6,440	\$253.07	2301 Tigertail Ave	4	4	0	2002	148	\$910,000	\$242.67	4/17/2017
A10254934	Condo	No	No	THE COCONUT GROVE BAYSHO	\$1,100,000	1,805		\$609.42	2575 S Bayshore Dr Unit#11A	2	2	0	1982	116	\$910,000	\$504.16	8/14/2017
A10290609	Single	No	No	NATOMA MANORS	\$995,000	1,873	9,900	\$531.23	1695 Tigertail Ave	3	3	0	1940	11	\$900,000	\$480.51	8/11/2017
A10295960	Condo	No	No	GROVE ISLE CONDO	\$990,000	1,882		\$526.04	3 GROVE ISLE DR Unit#CPH-03	2	2	0	1979	78	\$900,000	\$478.21	8/30/2017
A10140262	Single	No	No	Rhodes Amd	\$950,000	1,709	6,600	\$555.88	3120 Lucaya St	3	3		1945	157	\$875,000	\$512.00	3/31/2017
A10187439	Single	No	No	New Biscayne Amd 02	\$899,000	2,511	7,054	\$358.02	2850 SW 22nd Ave	3	3		1978	118	\$869,500	\$346.28	4/14/2017
A10183639	Single	No	No	Natoma Park	\$899,000	3,137	6,120	\$286.58	2624 Taluga Dr	3	2	1	1925	93	\$865,000	\$275.74	4/24/2017
A10172296	Single	No	No	Crystal Heights	\$899,000	1,876	7,700	\$479.21	2815 Crystal Ct	2	2		1936	87	\$850,000	\$453.09	2/21/2017
A2168945	Single	No	No	14 54 41 BAY HGTS 1ST ADD	\$899,000	2,864	11,190	\$313.90	59 W SHORE DR	3	3	0	1957	336	\$850,000	\$296.79	3/28/2017
A10185294	Single	No	No	Crystal Bluff Add	\$869,000	2,063	7,500	\$421.23	3550 Vista Ct	3	2		1950	25	\$845,000	\$409.60	3/24/2017
A10176979	Condo	No	No	GROVE ISLE CONDOUNIT	\$995,000	1,882		\$528.69	2 Grove Isle Dr Unit#B904	2	2		1980	179	\$840,000	\$446.33	7/10/2017
A10283775	Townhouse	No	No	Aviation Villas	\$890,000	2,550		\$349.02	3120 Aviation Ave Unit#3120	3	3		2004	24	\$835,000	\$327.45	8/1/2017
A10292281	Townhouse	No	No	Aviation Bay Villas Condo	\$925,000	2,550		\$362.75	3114 Aviation Ave	3	3		2004	68	\$815,000	\$319.61	6/30/2017
A10245487	Single	No	No	Natoma Manors Resub	\$749,000	2,004	9,240	\$373.75	3303 Halissee St	2	2	1	1947	17	\$800,000	\$399.20	4/21/2017
A10106542	Condo	No	No	GROVE ISLE CONDO	\$849,000	1,642		\$517.05	1 GROVE ISLE DR Unit#A1508	2	2	0	1979	199	\$795,000	\$484.17	2/16/2017
A10209960	Single	No	No	Ocean View Heights	\$850,000	3,080	3,919	\$275.97	3045 Lucaya St	3	2	1	1993	309	\$792,000	\$257.14	8/17/2017
A10161425	Condo	No	No	grove Isle Condo	\$819,000	1,642		\$498.78	1 Grove Isle Dr Unit#A1706	2	2	0	1979	112	\$770,000	\$468.94	1/20/2017
A10159315	Condo	No	No	GROVE ISLE	\$799,000	1,642		\$486.60	1 Grove Isle Dr Unit#A1408	2	2	0	1979	195	\$750,000	\$456.76	4/18/2017
A10173922	Condo	No	No	GROVE ISLE CONDO	\$788,500	1,642		\$480.21	3 Grove Isle Dr Unit#C1708	2	2		1981	199	\$745,000	\$453.72	6/23/2017
A10247502	Condo	No	No	Grove Isle Condo	\$772,000	1,882		\$410.20	2 Grove Isle Dr Unit#B1603	2	2		1980	10	\$730,000	\$387.89	5/18/2017
A10076718	Single	No	No	SILVER BLUFF EST SEC C	\$760,000	1,700	5,000	\$447.06	2350 Secoffee Ter	3	3		1948	484	\$720,000	\$423.53	10/25/2017
A10267329	Single	No	No	Twin Homes Condo	\$779,000	1,271	7,500	\$612.90	2215 Tequesta Ln	2	1		1947	59	\$710,000	\$558.62	8/11/2017
A10379514	Single	No	No	NATOMA MANORS RE SUB	\$650,000	1,546	8,400	\$420.44	1677 Onaway Dr	3	2	0	1938	6	\$710,000	\$459.25	12/27/2017
A2077792	Condo	No	No	GROVE ISLE CONDO	\$729,000	1,882		\$387.35	1 GROVE ISLE DR Unit#A1507	2	2	0	1979	609	\$707,130	\$375.73	1/9/2017
A10209127	Single	No	No	King Park	\$749,000	1,478	9,065	\$506.77	2410 Overbrook St	3	2		1944	23	\$705,000	\$477.00	3/10/2017
A10312658	Single	No	No	SILVER BLUFF ESTATES SEC	\$729,000	1,361	7,500	\$535.64	2777 Calusa St	3	2		1947	45	\$700,000	\$514.33	9/29/2017
A10367123	Condo	No	No	Grove IsleGrove Isle	\$739,000	1,882		\$392.67	2 GROVE ISLE DR Unit#B1507	2	2	0	1980	2	\$700,000	\$371.94	12/5/2017
A10158256	Single	Yes	No	Olympia Park	\$639,900	1,579	11,620	LAND SALE	2301 S Bayshore Dr	3	2		1951	67	\$698,250	LAND SALE	2/28/2017
A10183573	Condo	No	No	1600 SOUTH BAYSHORE	\$695,000	1,310		\$530.53	1600 S Bayshore Ln Unit#2A	2	2	0	1970	149	\$695,000	\$530.53	5/30/2017
A10152215	Condo	No	No	Grove Isle Condominium	\$719,000	1,882		\$382.04	2 Grove Isle Dr Unit#B907	2	2		1980	213	\$660,000	\$350.69	5/15/2017
A10370632	Single	No	No	KING PARK	\$669,000	1,590	6,488	\$420.75	2488 Inagua Ave	4	2	0	1924	1	\$650,000	\$408.81	11/17/2017
A10301202	Single	No	No	OCEAN VIEW HEIGHTS	\$699,000	1,608	7,070	\$434.70	3091 Lucaya St	3	2	0	1974	48	\$650,000	\$404.23	8/31/2017
A10142274	Single	No	No	Natoma Manors	\$769,000	1,897	6,990	\$405.38	1690 Nocatee Dr	3	2		1954	221	\$650,000	\$342.65	4/28/2017
A10300806	Condo	No	No	GROVE ISLE CONDO	\$649,900	1,882		\$345.32	2 Grove Isle Dr Unit#B607	2	2		1980	335	\$625,000	\$332.09	9/29/2017
A10140700	Single	No	No	Ocean View Heights	\$649,000	1,051	5,145	\$617.51	2315 Swanson Ave	3	1		1947	92	\$615,000	\$585.16	1/18/2017
A10178093	Condo	No	No	GROVE ISLE	\$650,000	1,640		\$396.34	2 GROVE ISLE DR Unit#B1408	2	2		1980	103	\$615,000	\$375.00	5/17/2017
A10236305	Condo	No	No	Pelican Reef Condo	\$649,500	1,139		\$570.24	1632 S Bayshore Ct Unit#402	2	2	0	1981	130	\$606,000	\$532.05	7/28/2017
A10221724	Condo	No	No	GROVE ISLE CONDO	\$699,000	1,642		\$425.70	2 Grove Isle Dr Unit#B306	2	2		1980	34	\$605,000	\$368.45	3/28/2017
A10052848	Condo	No	No	GROVE ISLE CONDO	\$649,000	1,882		\$344.85	3 GROVE ISLE DR Unit#C907	2	3	0	1979	232	\$600,000	\$318.81	1/13/2017
A10194877	Single	No	No	Silver Bluff Estates Sec	\$649,900	1,396	4,500	\$465.54	2201 Tequesta Ln	3	2		1969	87	\$580,000	\$415.47	4/21/2017
A10330134	Single	No	No	SILVER BLUFF EST SEC C	\$579,000	1,316	5,000	\$439.97	2365 Overbrook St	2	1	0	1961	19	\$579,000	\$439.97	10/20/2017
A10266411	Condo	No	No	Grove Isle	\$625,000	1,882		\$332.09	2 Grove Isle Dr Unit#B705	2	2		1980	95	\$573,000	\$304.46	9/27/2017

## 2017 North Coconut Grove Real Estate Sales

MLS #	PROP TYPE	REO	SSL	SUBDIVISION   BUILDING	List Price	SQ/FT	LOT SQ/FT	LP\$/SqFt	Address	BEDS	BATHS	1/2 BATHS	BUILT	DAYS ON MARKET	Sale Price	SP\$/SqFt	Closing Date
A10094771	Condo	No	No	lincoln aviation condo	\$599,000	1,800		\$332.78	2569 Lincoln Ave Unit#2569	3	2	1	2007	219	\$570,000	\$316.67	2/1/2017
A10149841	Single	No	No	Silver Bluff Estates	\$629,000	1,905	5,500	\$330.18	2240 Tequesta Ln	4	2		1947	84	\$540,000	\$283.46	1/9/2017
A10200380	Single	No	No	Silver Bluff Bus Center	\$549,000	1,103	3,500	\$497.73	2519 Tequesta Ln	2	2		1937	49	\$530,000	\$480.51	4/7/2017
A10286538	Single	No	No	SILVER BLUFF BUSINESS CEN	\$499,000	1,092	3500	\$456.96	2511 Tequesta Ln	3	2	0	1937	27	\$500,000	\$457.88	7/28/2017
A10198098	Single	Yes	No	Natoma Park	\$499,000	2,521	9,762	LAND SALE	2510 SW 17th Ave	4	3		1972	143	\$499,900	LAND SALE	3/22/2017
A10282287	Townhouse	No	No	RHODES AMD NEW BISC	\$559,000	1,574		\$355.15	3074 Aviation Ave	2	2	0	1978	90	\$495,000	\$314.49	10/2/2017
A10186203	Single	No	No	Silver Bluff Estates	\$495,000	1,139	5,000	\$434.59	2380 Tequesta Ln	2	1		1947	78	\$495,000	\$434.59	3/16/2017
A10077264	Single	No	No	SILVER BLUFF ESTATES SEC	\$595,452	1,316	5,924	\$452.47	2727 CALUSA ST	3	3		1947	302	\$490,000	\$372.34	3/23/2017
A10329895	Condo	No	No	The Grove Club	\$518,000	1,469		\$352.62	2699 Tigertail Ave Unit#33	2	2	1	2005	245	\$490,000	\$333.56	12/22/2017
A10285865	Single	No	No	SILVER BLUFF EST SEC C	\$499,000	1,457	5,000	\$342.48	2225 Secoffee Ter	3	2	0	1947	263	\$477,320	\$327.60	8/21/2017
A10348458	Single	No	No	SILVER BLUFF EST SEC C	\$459,900	930	5,000	\$494.52	2273 Secoffee Terrace	2	1	0	1938	9	\$456,900	\$491.29	12/4/2017
A10206762	Single	No	No	Silver Bluff Estates	\$485,000	1,342	7,780	\$361.40	2299 Secoffee Ter	2	1		1950	47	\$450,000	\$335.32	4/12/2017
A10176826	Condo	No	No	Grove Isle	\$650,000	1,642		\$395.86	3 Grove Isle Dr Unit#C808	2	2		1981	152	\$417,000	\$253.96	5/24/2017
A10277066	Condo	No	No	The Grove Club	\$415,000	1,016		\$408.46	2699 Tigertail Ave Unit#13	1	1	1	2005	72	\$390,000	\$383.86	8/4/2017
A10183804	Condo	No	No	Grove Isle Condo	\$389,000	1,404		\$277.07	3 Grove Isle Dr Unit#C207	1	1	1	1981	167	\$350,000	\$249.29	6/9/2017
A10073096	Condo	No	No	BAYSHORE PARK	\$325,000	650		\$500.00	2545 S Bayshore Drive Unit#210	2	1	0	1964	14	\$305,000	\$469.23	1/26/2017
A10366658	Condo	No	No	HARBOUR HILL CLUB	\$274,988	585		\$470.07	2539 S Bayshore Dr Unit#426AR	1	1	0	1966	5	\$269,400	\$460.51	12/13/2017
A10279136	Condo	No	No	Harbour Hill Club	\$285,000	585		\$487.18	2539 S Bayshore Dr Unit#318AR	1	1	0	1966	184	\$267,000	\$456.41	12/15/2017
A10174471	Condo	No	No	Harbour Hill Condo	\$273,777	585		\$467.99	2539 S Bayshore Dr Unit#325AR	1	1		1966	25	\$265,000	\$452.99	1/6/2017
A10218388	Condo	No	No	BAYSHORE PARK CONDO	\$275,000	356		\$772.47	2545 S Bayshore Dr Unit#102	0	1		1964	21	\$261,000	\$733.15	4/21/2017
A10175899	Condo	No	No	SCHOONER PORT CONDO	\$259,000	779		\$332.48	2679 Tigertail Ave Unit#E	1	1		1978	79	\$250,000	\$320.92	3/24/2017
A10287789	Condo	Yes	No	Harbour Hill Club Condo	\$239,900	585		\$410.09	2539 S Bayshore Dr Unit#218AR	1	1	0	1966	160	\$237,500	\$405.98	11/30/2017
A10268243	Condo	No	No	South 27 Lofts	\$243,000	646		\$376.16	3001 SW 27th Ave Unit#303	1	1	0	2007	16	\$236,000	\$365.33	5/26/2017
F10074458	Condo	No	No	Harbour Hill Club	\$239,888	585		\$410.07	2539 S Bayshore Dr Unit#418AR	1	1	0	1966	149	\$235,000	\$401.71	12/7/2017
A10275926	Condo	No	No	Grove Palms	\$239,000	634		\$376.97	3051 SW 27 Ave Unit#506	2	2	0	1997	64	\$215,000	\$339.12	7/7/2017
A10372819	Condo	Yes	No	COCO PALM CONDO	\$179,900	700		\$257.00	3071 SW 27th Ave Unit#20	2	1	0	1964	145	\$179,900	\$257.00	12/29/2017
A10219049	Condo	No	No	DIXIE GROVE	\$179,900	686		\$262.24	2630 SW 28th St Unit#18	1	1		2004	35	\$173,000	\$252.19	5/2/2017
A10284982	Condo	No	No	Grove station	\$149,999	482		\$311.20	2630 SW 28th St Unit#25	0	1		2004	314	\$142,000	\$294.61	12/31/2017
A10249502	Condo	No	No	Grove Palms	\$139,000	405		\$343.21	3051 SW 27th Ave Unit#404	1	1	0	1997	7	\$139,000	\$343.21	5/8/2017
A10223319	Condo	No	No	Dixie Grove	\$119,999	402		\$298.51	2630 SW 28th St Unit#50	0	1		2004	85	\$113,000	\$281.09	7/7/2017

	LIST PRICE	LP\$/SqFt	DAYS ON MARKET	SALES PRICE	SP\$/SqFt	SALES PRICE %
AVERAGE	\$1,467,565	\$542.38	139	\$1,332,103	\$500.49	90.8% OF LIST
MEDIAN	\$1,074,500	\$489.19	95	\$982,000	\$457.14	91.4% OF LIST