



## Turnberry Isle North

19707 Turnberry Way  
Aventura, FL 33180

Every month we compile this comprehensive market report focus on Turnberry Isle North 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 [turnberryislenorth.com](http://turnberryislenorth.com).

### Property Stats

POSTAL CODE 33180

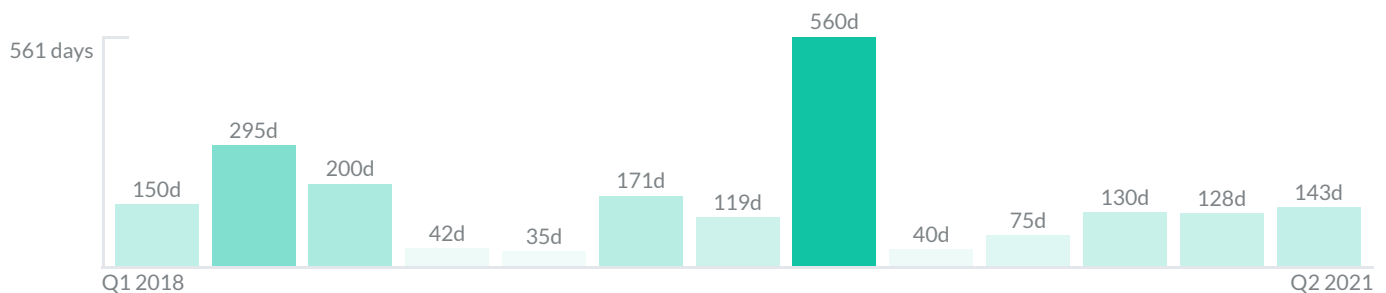
The property stats graph represents the median price evolution since ten years in your postal code area.



### 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	Palmdale High School
10/10	10/10	3/10

# Insights

IN TURNBERRY ISLE NORTH

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

2 BEDS

**\$564,000**  
AVERAGE PRICE

8 FOR SALE  
1 FOR RENT

3 BED

**\$792,000**  
AVERAGE PRICE

4 FOR SALE  
0 FOR RENT

4 BED

**\$1,036,000**  
AVERAGE PRICE

1 FOR SALE  
0 FOR RENT

**2.3% to 7.3%**

CAP RATE

Yearly net income when rent

**6.5%**

NEGOTIABILITY

What you can negotiate



Sale within the last month

# Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Turnberry Isle North



\$729,000



UNIT 24J

**SOLD** | JUN 2021



\$2,500



UNIT 23C

**RENTED** | JUN 2021



\$449,000



UNIT 21B

**SOLD** | JUN 2021

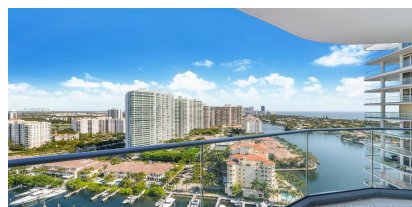


\$3,800



UNIT 24B

**RENTED** | MAY 2021



\$399,000



UNIT 26A

**SOLD** | MAY 2021



\$513,000



UNIT 16L

**SOLD** | MAY 2021

## Sold

LAST 20 PROPERTIES SOLD IN TURNBERRY ISLE NORTH

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
24J	\$729,000	3/3	\$308.9	2,360	Jun 2021	153
21B	\$449,000	2/2	\$295.0	1,522	Jun 2021	128
26A	\$399,000	2/2	\$262.2	1,522	May 2021	17
16L	\$513,000	3/3	\$320.6	1,600	May 2021	31
10D	\$369,000	3/2	\$195.5	1,887	May 2021	44
PH-L	\$419,000	2/2	\$261.9	1,600	Apr 2021	56
8H	\$500,000	2/2	\$262.6	1,904	Apr 2021	13
15L	\$349,000	2/2	\$218.1	1,600	Apr 2021	365
23C	\$289,000	1/2	\$268.3	1,077	Apr 2021	406
PH-K	\$875,000	3/2	\$460.3	1,901	Apr 2021	112
TS-3	\$1,870,000	5/4	\$414.6	4,510	Apr 2021	249
11G	\$510,000	2/2	\$335.1	1,522	Mar 2021	135
21C	\$340,000	1/2	\$315.7	1,077	Mar 2021	56
5C	\$265,000	1/2	\$246.1	1,077	Feb 2021	390
11A-B	\$599,000	2/4	N/A	N/A	Jan 2021	24
11D	\$369,000	2/2	\$195.5	1,887	Jan 2021	100
16A	\$899,000	4/4	\$295.3	3,044	Jan 2021	63
PH-C	\$395,000	1/2	\$366.8	1,077	Dec 2020	130
8F	\$440,000	2/2	\$262.4	1,677	Apr 2020	75
20K	\$629,000	2/2	\$330.9	1,901	Mar 2020	60

## Rented

LAST 20 PROPERTIES RENTED IN TURNBERRY ISLE NORTH

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
23C	\$2,500	1/2	\$2.3	1,077	Jun 2021	24
24B	\$3,800	2/2	\$2.5	1,522	May 2021	8
27D	\$6,500	2/2	\$3.4	1,887	May 2021	20
27K	\$3,900	2/2	\$2.1	1,901	Apr 2021	4
19H	\$4,200	2/2	\$2.2	1,904	Mar 2021	5
21B	\$3,200	2/2	\$2.1	1,522	Feb 2021	67
7C	\$1,975	2/2	\$1.8	1,077	Feb 2021	101
23L	\$3,000	2/2	\$1.9	1,600	Feb 2021	134
17B	\$3,200	2/2	\$2.1	1,522	Jan 2021	33
23A	\$3,200	2/2	\$2.1	1,522	Nov 2020	133
3K	\$3,700	2/2	\$1.9	1,901	Oct 2020	169
14C	\$1,900	1/2	\$1.8	1,077	Sep 2020	155
9J	\$3,950	3/3	\$1.7	2,360	Sep 2020	63
18L	\$2,700	2/2	\$1.7	1,600	Sep 2020	30
20G	\$2,700	2/2	\$1.8	1,522	Aug 2020	70
19C	\$2,400	1/2	\$2.2	1,077	Aug 2020	39
17K	\$3,900	2/2	\$2.1	1,901	Aug 2020	173
10C	\$1,895	1/2	\$1.8	1,077	Jul 2020	155
4C	\$1,875	1/2	\$1.7	1,077	Jun 2020	62
5A	\$2,500	2/2	\$1.6	1,522	May 2020	267

## Currently Listed

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ACTIVE LISTINGS 1/1

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
PH-A	\$1,199,000	3/4	\$393.9	3044	Jun 2021	ANTONY PAU...
3D	\$499,000	2/2	\$264.4	1887	Jun 2021	IVANA S CELL...
5H	\$695,000	2/2	\$365.0	1904	May 2021	NELLY OSTRO...
5J,5K	\$1,036,000	4/5	\$243.7	4251	Jun 2021	JUDITH A GRE...
5H	\$5,500/mth	2/2	\$2.9	1904	Jun 2021	NELLY OSTRO...
6L	\$425,000	2/2	\$265.6	1600	Jun 2021	N/A
11A-...	\$750,000	2/2	\$246.4	3044	Jun 2021	LUCILLE TUTT...
14D	\$579,000	2/2	\$306.8	1887	Jun 2021	N/A
15B	\$395,500	2/2	\$259.9	1522	Jun 2021	
18K	\$726,500	2/2	\$382.2	1901	Jun 2021	N/A
23D	\$649,000	3/2	\$343.9	1887	Jun 2021	ALBERT ANTE...
23J	\$850,000	3/3	\$360.2	2360	Jun 2021	SURESH GAJ...
24A	\$439,000	2/2	\$288.4	1522	Apr 2021	N/A
27L	\$470,000	3/2	\$293.8	1600	Jun 2021	N/A