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# GROVE AT GRAND BAY

## SALES REPORT





Grove at Grand Bay -
S Bayshore Dr, Miami FL

SALES PERFORMANCE ANALYSIS
FOR GROVE AT GRAND BAY

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# UNIT TYPE

## SUMMARY BREAKDOWN

MLS DATA

| GROVE AT GRAND BAY _ AVAILABILITY REPORT 11/3/2026 | | | |
|---|---|---|---|
| | **#units** | **AVERAGE $ / SQ.FT.** | |
| **South Tower** | 1 | $2,331 | **50%** |
| **North Tower** | 1 | $2,128 | **50%** |
| **Available** | **2** | | **100%** |
| Total Units | 99 | **2.0%** | |
| **ALL INVENTORY** | | **$2,230** AVERAGE $ / SQ.FT. | |

## PRICING

| | **FROM** | **TO** |
|---|---|---|
| **South Tower** | $11,500,000 | $11,500,000 |
| **North Tower** | $8,950,000 | $8,950,000 |

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# SOUTH TOWER

## AVAILABLE RESIDENCES

MLS DATA

| UNIT | BEDS | BATHS | AREA SQ.FT. | $ / SQ.FT. | DAYS ON MARKET | LIST PRICE |
|---|---|---|---|---|---|---|
| **1601S** | 3 | 3.5 | 4,933 | $2,331 | 43 | **$11,500,000** |
| **AVERAGE** | | | | **$2,331** | **43** | |

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# NORTH TOWER

## AVAILABLE RESIDENCES

MLS DATA

| UNIT | BEDS | BATHS | AREA SQ.FT. | $ / SQ.FT. | DAYS ON MARKET | LIST PRICE |
|---|---|---|---|---|---|---|
| **903N** | 5 | 5.5 | 4,206 | $2,128 | 26 | **$8,950,000** |
| **AVERAGE** | | | | **$2,128** | **26** | |

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# RECENT SALES

## CLOSED SALES (LAST 360 DAYS)

MLS DATA

### NORTH TOWER SALES

| UNIT | BEDS | AREA SQ.FT. | LIST PRICE | SOLD PRICE | % OF LIST | CLOSING DATE |
|---|---|---|---|---|---|---|
| **1503N** | 6 | 5,332 | $9,390,000 | **$9,050,000** | 96.4% | 07/13/2026 |

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# HISTORY INVENTORY

**HISTORY INVENTORY AVERAGE $ x Square Feet**

August 31st 2026 ($1,948)

September 30th 2026 ($2,096)

October 31st 2026 ($2,230)

**November 3rd, 2026 ($2,230)**

WORK WITH A TRUSTED EXPERT

# GET IN TOUCH


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