

# Market Report

February, 2020



## Ten Aragon

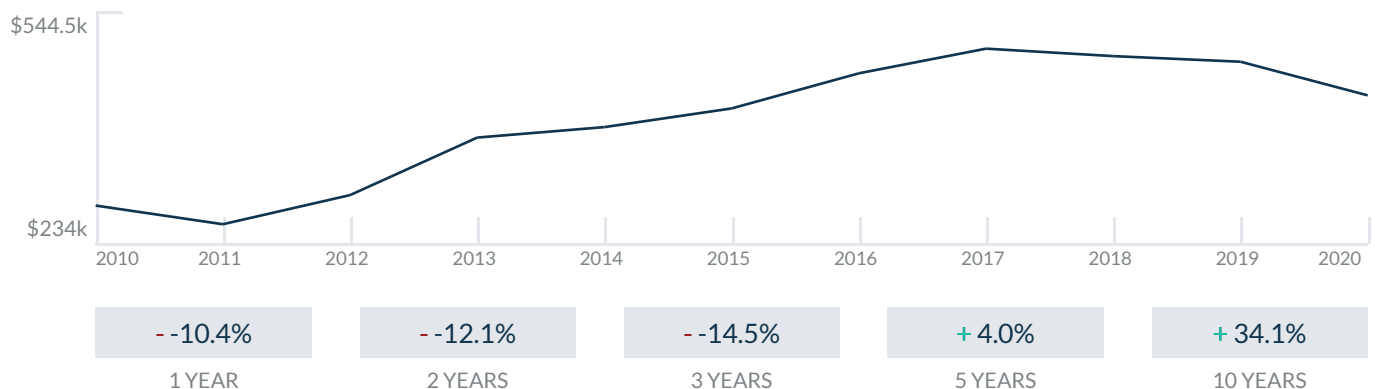
10 Aragon Ave  
Coral Gables, FL 33134

Every month we compile this comprehensive market report focus on Ten Aragon 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 [tenaragoncondosforsale.com](http://tenaragoncondosforsale.com).

## Property Stats

POSTAL CODE 33134

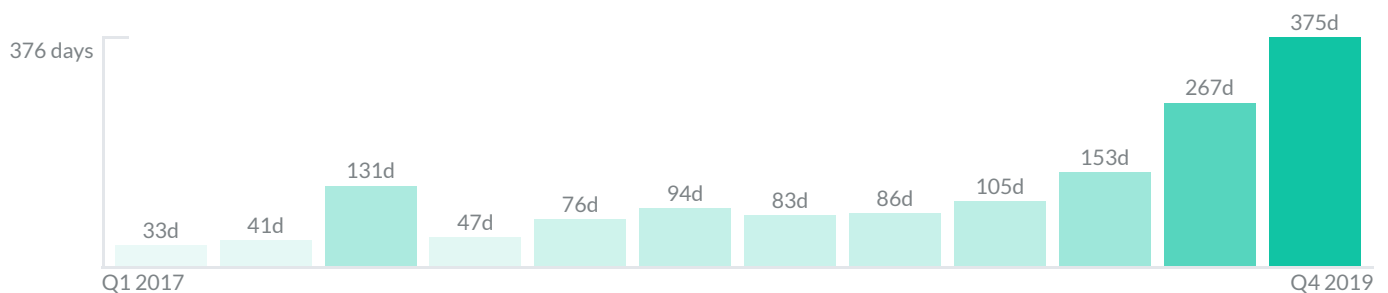
The property stats graph represents the median price evolution since ten years in your postal code area.



## 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!

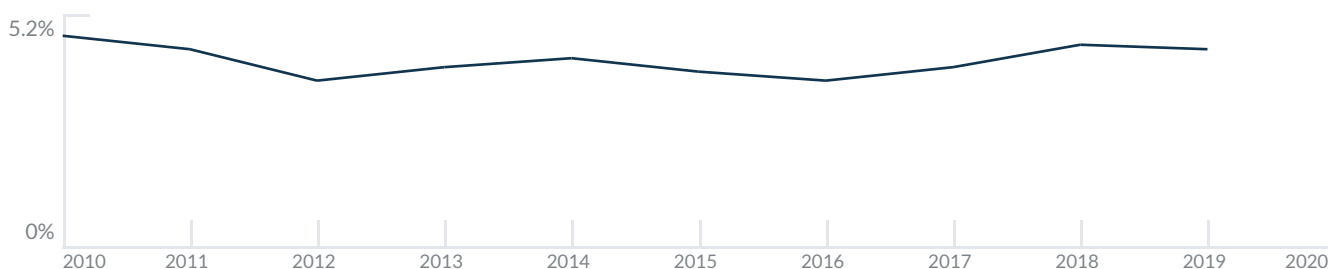


# Mortgage Rates

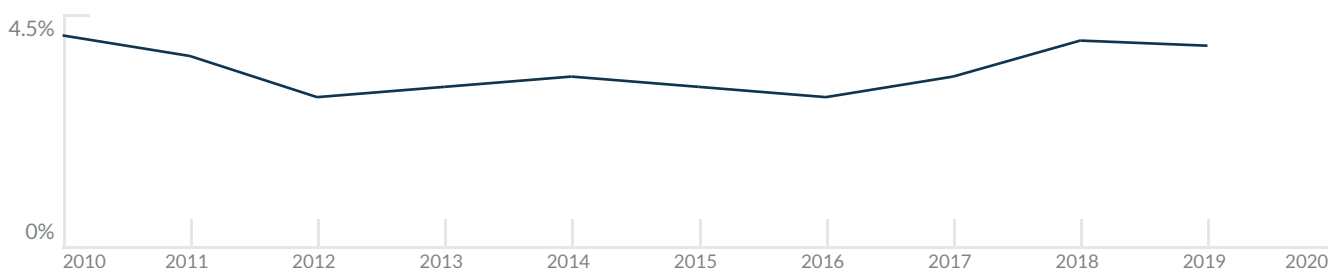
PER YEAR

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  
Somerset Gables Academy  
10/10

MIDDLE SCHOOL  
International Studies Charter Middle School  
10/10

HIGH SCHOOL  
Academy Of Arts & Minds  
4/10

# Insights

IN TEN ARAGON







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 Ten Aragon

 <p>\$2,695 UNIT 1501 RENTED   DEC 2019</p> <p>2 Bath 2 Bed</p>	 <p>\$419,000 UNIT 1214 SOLD   NOV 2019</p> <p>2 Bath 2 Bed</p>	 <p>\$489,500 UNIT 1117 SOLD   APR 2019</p> <p>2 Bath 2 Bed</p>
 <p>\$3,100 UNIT 915 RENTED   MAY 2019</p> <p>2 Bath 2 Bed</p>	 <p>\$3,900 UNIT 1416 RENTED   SEP 2019</p> <p>2 Bath 3 Bed</p>	 <p>\$2,600 UNIT 911 RENTED   SEP 2019</p> <p>2 Bath 2 Bed</p>

## Sold

LAST 20 PROPERTIES SOLD IN TEN ARAGON

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Buying Date	Days on Market
1214	\$419,000	2/2	\$367.9	1,139	Oct 2019	590
1117	\$489,500	2/2	\$415.2	1,179	Oct 2019	159
1204	\$409,000	2/2	\$346.9	1,179	Sep 2019	309
1102	\$258,000	1/1	\$323.3	798	Jul 2019	100
803	\$270,000	1/1	\$338.3	798	Jul 2019	392
1013	\$262,000	1/1	\$347.9	753	Jun 2019	39
607	\$380,000	2/2	\$322.3	1,179	Jun 2019	171
801	\$380,000	2/2	\$341.1	1,114	May 2019	248
707	\$429,500	2/2	\$377.1	1,139	Mar 2019	91
1414	\$419,900	2/2	\$368.7	1,139	Feb 2019	128
715	\$389,900	2/2	\$279.7	1,394	Feb 2019	36
807	\$409,800	2/2	\$359.8	1,139	Jan 2019	166
1404	\$525,000	2/2	\$445.3	1,179	Dec 2018	125
902	\$285,000	1/1	\$357.1	798	Nov 2018	96
804	\$419,900	2/2	\$356.1	1,179	Oct 2018	46
1019	\$275,000	1/1	\$344.6	798	Oct 2018	78
1101	\$440,000	2/2	\$395.0	1,114	Sep 2018	168
805	\$593,600	3/2	\$358.9	1,654	Aug 2018	24
1519...	\$740,000	2/3	\$387.0	1,912	Aug 2018	97
1011	\$485,000	2/2	\$387.7	1,251	Jul 2018	43

## Rented

LAST 20 PROPERTIES RENTED IN TEN ARAGON

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Rented Date	Days on Market
1501	\$2,695	2/2	\$2.4	1,114	Dec 2019	209
915	\$3,100	2/2	\$2.2	1,394	Oct 2019	121
1416	\$3,900	3/2	\$2.4	1,654	Oct 2019	11
911	\$2,600	2/2	\$2.1	1,251	Sep 2019	4
1401	\$2,700	2/2	\$2.4	1,114	Sep 2019	8
912	\$1,800	1/1	\$2.3	798	Sep 2019	52
801	\$2,800	2/2	\$2.5	1,114	Sep 2019	108
803	\$1,800	1/1	\$2.3	798	Aug 2019	27
1201	\$2,950	2/2	\$2.6	1,114	Jul 2019	21
1120	\$2,800	2/2	\$2.5	1,114	Jul 2019	82
1213	\$2,300	1/1	N/A	N/A	Jun 2019	40
1019	\$2,050	1/1	\$2.6	798	May 2019	62
813	\$1,850	1/1	\$2.5	753	Apr 2019	35
613	\$2,000	1/1	\$2.5	798	Mar 2019	22
804	\$2,850	2/2	\$2.4	1,179	Mar 2019	125
1419	\$1,750	1/1	\$2.2	798	Mar 2019	162
1217	\$2,950	2/2	\$2.5	1,179	Feb 2019	23
808	\$1,850	1/1	\$2.5	753	Jan 2019	42
611	\$2,750	2/2	\$2.2	1,251	Jan 2019	129
919	\$2,000	1/1	\$2.5	798	Jan 2019	94

## Currently Listed

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ACTIVE LISTINGS 1/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
PH15...	\$1,750/mth	1/1	\$2.3	753	Nov 2019	MERCEDES L...
PH15...	\$270,000	1/1	\$358.6	753	Nov 2019	MERCEDES L...
607	\$2,850/mth	2/2	\$2.5	1139	Jun 2019	N/A
607	\$470,000	2/2	\$412.6	1139	Oct 2019	ESTHER I ORT...
614	\$2,800/mth	2/2	\$2.5	1139	Jan 2020	ANA M OJED...
618	\$1,800/mth	1/1	\$2.3	798	Jan 2020	CORALCAT C...
708	\$269,900	1/1	\$358.4	753	Oct 2019	SREEGANESH...
810	\$415,000	2/2	\$331.7	1251	Jan 2020	CHRISTOPHE...
812	\$265,000	1/1	\$351.9	753	Oct 2019	MIGUEL SAN...
819	\$270,000	1/1	\$338.3	798	Nov 2019	F
907	\$374,900	2/2	\$329.1	1139	Dec 2019	MICHAEL B H...
910	\$421,000	2/2	\$336.5	1251	Dec 2019	GRIDAV CORP
912	\$1,900/mth	1/1	\$2.4	798	Jan 2020	N/A
1007	\$2,600/mth	2/2	\$2.3	1139	Jan 2020	N/A
1016	\$695,000	3/2	\$420.2	1654	Dec 2019	ANDY BALGO...
1018	\$1,800/mth	1/1	\$2.3	798	Jun 2019	N/A
1020	\$3,200/mth	2/2	\$2.9	1114	Nov 2019	N/A
1107	\$510,000	2/2	N/A	N/A	Jan 2020	ITSME86 LLC...
1216	\$720,000	3/2	\$435.3	1654	Dec 2019	MARIA DEL R...
1405	\$639,000	3/2	\$386.3	1654	Oct 2019	OLD DOMINI...

## Currently Listed

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ACTIVE LISTINGS 2/2

Unit	Price	Beds/Baths	\$/Sqft	Sqft	Listing Date	Owner
1413	\$280,000	1/1	\$371.8	753	Oct 2019	N/A
1416	\$770,000	3/2	\$465.5	1654	Oct 2019	HENDRIK RA...
1507	\$2,780/mth	2/2	\$2.4	1139	Oct 2019	WILLIAM RA...
1514	\$2,600/mth	2/2	N/A	N/A	Dec 2019	KUOSHENG Y...