

# Market Report

May, 2023



## 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](https://tenaragoncondosforsale.com).

## Property Stats

POSTAL CODE 33134

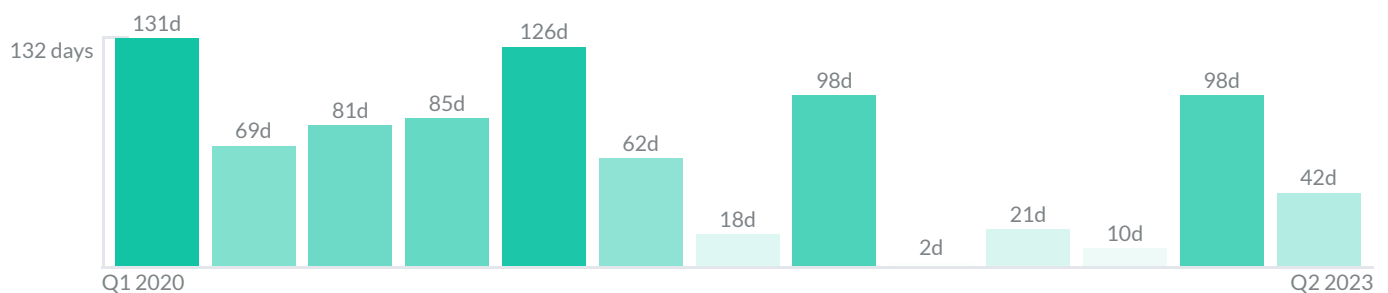
The property stats graph represents the median price evolution since ten years in your postal code area.



## 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!



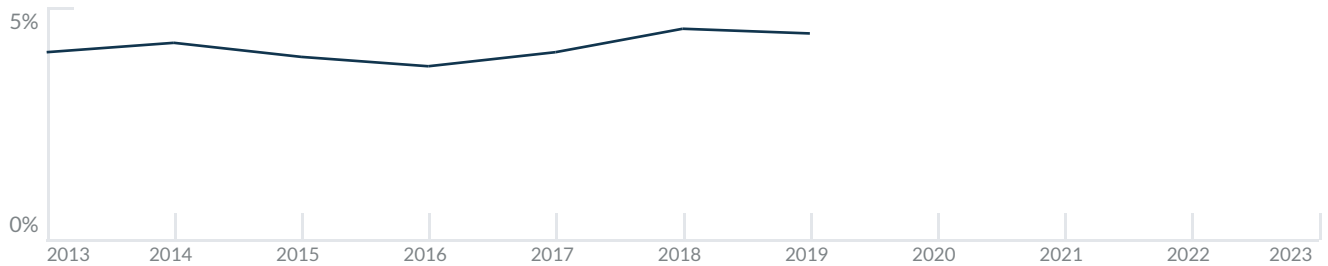
# Mortgage Rates

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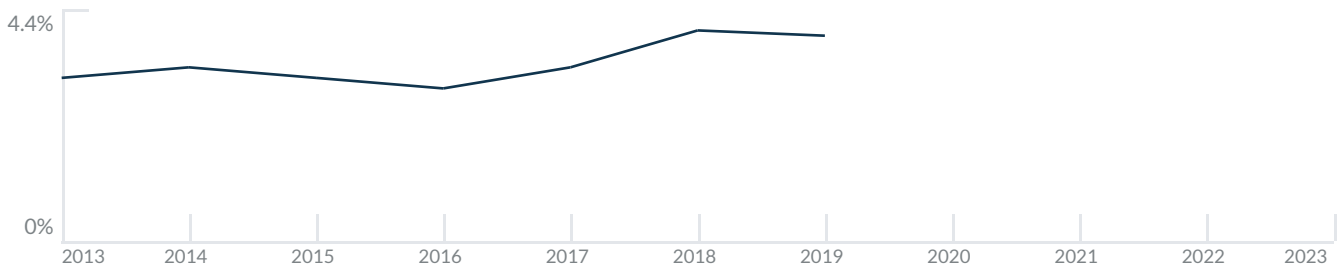
PER YEAR

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©

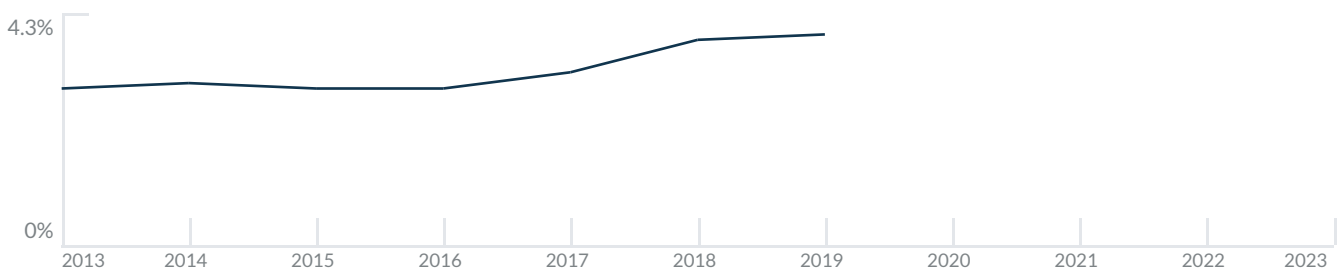
30 YEARS FIXED 4.4%



15 YEARS FIXED 3.9%



5/1-YEAR ADJUSTABLE 3.9%



# Schools

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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

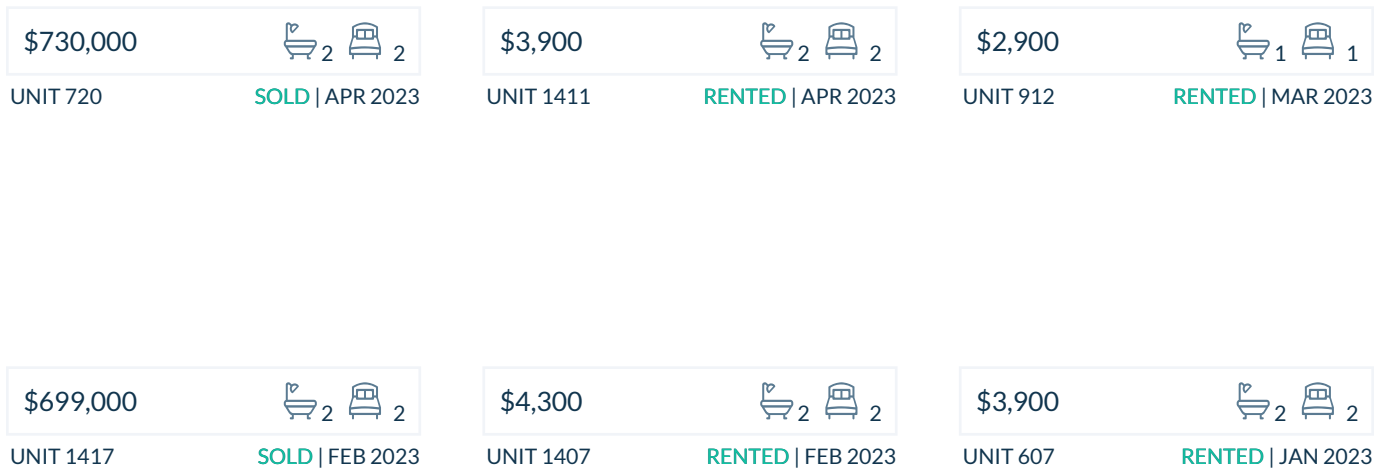
Below the average listing prices of available unit per property type.



# Activity

SOLD OR RENTED

Below the latest transactions reported by the local MLS Association for Ten Aragon



## Sold

LAST 20 PROPERTIES SOLD IN TEN ARAGON

| Unit | Price     | Beds/Baths | \$/Sqft | Sqft  | Buying Date | Days on Market |
|------|-----------|------------|---------|-------|-------------|----------------|
| 720  | \$730,000 | 2/2        | \$655.3 | 1,114 | Apr 2023    | 42             |
| 1417 | \$699,000 | 2/2        | \$592.9 | 1,179 | Feb 2023    | 98             |
| 711  | \$724,500 | 2/2        | \$579.1 | 1,251 | Oct 2022    | 10             |
| 1107 | \$700,000 | 2/2        | \$614.6 | 1,139 | Sep 2022    | 67             |
| 810  | \$630,000 | 2/2        | \$503.6 | 1,251 | Sep 2022    | 2              |
| 803  | \$415,000 | 1/1        | \$520.1 | 798   | Aug 2022    | 32             |
| 1601 | \$700,000 | 2/2        | \$628.4 | 1,114 | Aug 2022    | 2              |
| 811  | \$540,000 | 2/2        | \$431.7 | 1,251 | Jul 2022    | 1              |
| 1502 | \$350,000 | 1/1        | \$438.6 | 798   | Mar 2022    | 3              |
| 803  | \$330,000 | 1/1        | \$413.5 | 798   | Jan 2022    | 1              |
| 716  | \$785,000 | 3/2        | \$474.6 | 1,654 | Nov 2021    | 112            |
| 919  | \$330,000 | 1/1        | \$413.5 | 798   | Nov 2021    | 83             |
| 1413 | \$290,000 | 1/1        | \$385.1 | 753   | Sep 2021    | 11             |
| 1212 | \$299,900 | 1/1        | \$398.3 | 753   | Aug 2021    | 19             |
| 1514 | \$445,000 | 2/2        | \$390.7 | 1,139 | Aug 2021    | 49             |
| 712  | \$290,000 | 1/1        | \$385.1 | 753   | Aug 2021    | 5              |
| 818  | \$299,000 | 1/1        | N/A     | N/A   | Aug 2021    | 7              |
| 1016 | \$570,000 | 3/2        | \$344.6 | 1,654 | Jun 2021    | 36             |
| 1217 | \$437,500 | 2/2        | \$371.1 | 1,179 | May 2021    | 127            |
| 1012 | \$285,000 | 1/1        | \$378.5 | 753   | May 2021    | 15             |

## Rented

LAST 20 PROPERTIES RENTED IN TEN ARAGON

| Unit | Price   | Beds/Baths | \$/Sqft | Sqft  | Rented Date | Days on Market |
|------|---------|------------|---------|-------|-------------|----------------|
| 1411 | \$3,900 | 2/2        | \$3.1   | 1,251 | Apr 2023    | 203            |
| 912  | \$2,900 | 1/1        | \$3.9   | 753   | Mar 2023    | 16             |
| 1407 | \$4,300 | 2/2        | \$3.8   | 1,139 | Jan 2023    | 64             |
| 607  | \$3,900 | 2/2        | \$3.4   | 1,139 | Jan 2023    | 88             |
| 1210 | \$4,000 | 2/2        | \$3.2   | 1,251 | Dec 2022    | 30             |
| 1511 | \$4,300 | 2/2        | \$3.4   | 1,251 | Nov 2022    | 1              |
| 1102 | \$3,200 | 1/1        | \$4.0   | 798   | Sep 2022    | 49             |
| 1517 | \$4,300 | 2/2        | \$3.6   | 1,179 | Sep 2022    | N/A            |
| 1601 | \$4,200 | 2/2        | \$3.8   | 1,114 | Aug 2022    | 4              |
| 1120 | \$4,300 | 2/2        | \$3.9   | 1,114 | May 2022    | N/A            |
| 1119 | \$2,600 | 1/1        | \$3.3   | 798   | Apr 2022    | 10             |
| 1403 | \$2,450 | 1/1        | \$3.1   | 798   | Apr 2022    | 3              |
| 1604 | \$4,300 | 2/2        | \$3.4   | 1,251 | Mar 2022    | 20             |
| 1419 | \$2,100 | 1/1        | \$2.6   | 798   | Feb 2022    | 2              |
| 1518 | \$2,500 | 1/1        | \$3.1   | 798   | Dec 2021    | 27             |
| 1604 | \$4,100 | 2/2        | \$3.3   | 1,251 | Dec 2021    | 13             |
| 911  | \$2,900 | 2/2        | \$2.3   | 1,251 | Nov 2021    | 6              |
| 802  | \$2,350 | 1/1        | \$2.9   | 798   | Sep 2021    | 34             |
| 1513 | \$2,100 | 1/1        | \$2.8   | 753   | Sep 2021    | 3              |
| 711  | \$3,400 | 2/2        | \$2.7   | 1,251 | Sep 2021    | 9              |

## Currently Listed

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ACTIVE LISTINGS 1/1

| Unit     | Price       | Beds/Baths | \$/Sqft | Sqft | Listing Date | Owner           |
|----------|-------------|------------|---------|------|--------------|-----------------|
| PH15...  | \$999,999   | 3/2        | \$604.6 | 1654 | Dec 2022     | VICTOR BEHA...  |
| PH 15... | \$3,200/mth | 1/1        | \$4.0   | 798  | Nov 2022     | CARLOS VILL...  |
| 607      | \$700,000   | 2/2        | \$614.6 | 1139 | Apr 2023     | ESTHER I ORT... |
| 806      | \$749,995   | 2/2        | \$538.0 | 1394 | Aug 2022     | NELSON GAR...   |
| 903      | \$2,700/mth | 1/1        | \$3.4   | 798  | Mar 2023     | GEORG GINA...   |
| 916      | \$959,000   | 3/2        | \$579.8 | 1654 | Apr 2023     | N/A             |
| 918      | \$489,900   | 1/1        | \$613.9 | 798  | Apr 2023     | N/A             |
| 1001     | \$3,800/mth | 2/2        | \$3.4   | 1114 | Apr 2023     | N/A             |
| 1003     | \$2,850/mth | 1/1        | \$3.6   | 798  | Aug 2022     | DARIO AVAN...   |
| 1101     | \$735,000   | 2/2        | \$659.8 | 1114 | Apr 2023     | PETER KRATZ...  |
| 1102     | \$3,200/mth | 1/1        | \$4.0   | 798  | Apr 2023     | JARRETT YAN...  |
| 1414     | \$4,000/mth | 2/2        | \$3.5   | 1139 | Nov 2022     | YESENIA ORT...  |
| 1518     | \$2,950/mth | 1/1        | \$3.7   | 798  | Jan 2023     | LYDIA QUEM...   |