

Unit 404 - Eighty Seven Park

404 - 8701 Collins Ave, Miami Beach, FL, Miami-Dade 33154

Unit Information

MLS Number:	A11296790
Status:	Active
Size:	1,594 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space, Valet Parking
View:	
List Price:	\$3,860,000
List PPSF:	\$2,422
Valuated Price:	\$3,241,000
Valuated PPSF:	\$2,224

The above valuated price is a baseline figure that does not take into account any specific renovation, upgrade, split, merge, or deterioration of the unit.

Building Information

Number of units:	67
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	8%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

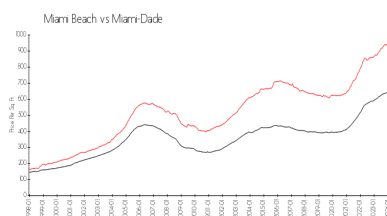
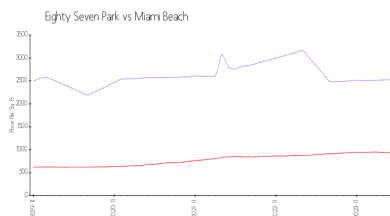
Building Association Information

Eighty Seven Park
 Address: 8701 Collins Ave,
 Miami Beach, FL 33154
 Phone: +1 305-834-4999

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1203	1,018 sq ft	Apr 2024	\$2,050,000	\$2,014
1206	1,650 sq ft	Nov 2023	\$5,200,000	\$3,152
605	1,522 sq ft	Nov 2023	\$3,850,000	\$2,530
306	1,602 sq ft	Sep 2023	\$2,725,000	\$1,701
703	1,018 sq ft	Sep 2023	\$1,775,000	\$1,744

Market Information



Eighty Seven Park: \$2526/sq. ft.
 Miami Beach: \$937/sq. ft.

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 Miami-Dade: \$695/sq. ft.

Inventory for Sale

Eighty Seven Park	9%
Miami Beach	4%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Eighty Seven Park	126 days
Miami Beach	97 days
Miami-Dade	81 days