

# Unit BUNGALOW 3 - W South Beach

BUNGALOW 3 - 2201 Collins Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11307122  
 Status: Active  
 Size: 1,332 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: None, Valet Parking  
 View:  
 List Price: \$3,900,000  
 List PPSF: \$2,928  
 Valuated Price: \$4,497,000  
 Valuated PPSF: \$3,508

*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: 408  
 Number of active listings for rent: 3  
 Number of active listings for sale: 11  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 5  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 0

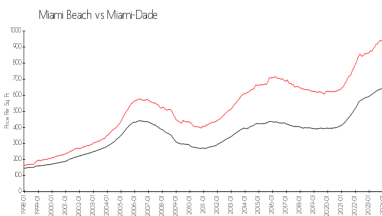
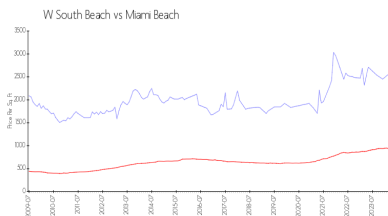
## Building Association Information

W South Beach Condominium  
 (305) 938-3000

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price  | PPSF    |
|--------|-------------|--------------|-------------|---------|
| 1411   | 1,121 sq ft | Feb 2024     | \$3,347,500 | \$2,986 |
| 532    | 793 sq ft   | Dec 2023     | \$1,320,000 | \$1,665 |
| 625    | 491 sq ft   | Sep 2023     | \$1,225,000 | \$2,495 |
| 914    | 1,026 sq ft | Sep 2023     | \$2,325,000 | \$2,266 |
| 1503   | 490 sq ft   | May 2023     | \$1,250,000 | \$2,551 |

## Market Information

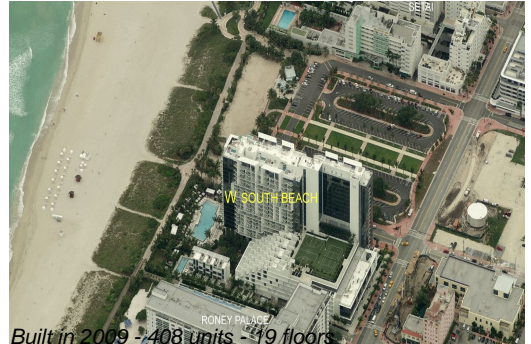


W South Beach: \$2596/sq. ft.      Miami Beach: \$937/sq. ft.  
 Miami Beach: \$937/sq. ft.      Miami-Dade: \$694/sq. ft.

## Inventory for Sale

W South Beach: 3%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months



W South Beach  
Miami Beach  
Miami-Dade

37 days  
97 days  
81 days