

Unit 2103S - St Regis (South)

2103S - 9701 Collins av, Bal Harbour, FL, Miami-Dade 33154

Unit Information

MLS Number: A11408511
 Status: Active
 Size: 3,556 Sq ft.
 Bedrooms: 4
 Full Bathrooms: 4
 Half Bathrooms: 1
 Parking Spaces: Covered Parking, Parking-Under Building, Valet Parking
 View:
 List Price: \$11,500,000
 List PPSF: \$3,234
 Valuated Price: \$9,814,000
 Valuated PPSF: \$2,760

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: 97
 Number of active listings for rent: 5
 Number of active listings for sale: 7
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 4
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

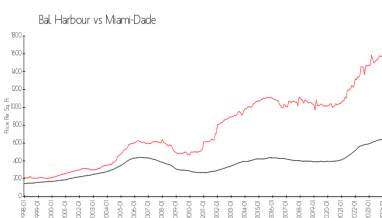
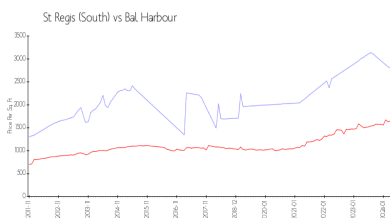
Building Association Information

St Regis Condominium Association
 9500 W Bay Harbor Dr Bay Harbor Islands, FL 33154
 (305) 864-1084

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1405S	1,777 sq ft	Mar 2024	\$3,500,000	\$1,970
2302S	3,505 sq ft	Aug 2023	\$7,500,000	\$2,140
1503S	3,912 sq ft	Aug 2023	\$10,500,000	\$2,684
1902S	3,128 sq ft	May 2023	\$7,700,000	\$2,462

Market Information



St Regis (South): \$2798/sq. ft.
 Bal Harbour: \$1644/sq. ft.
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 Miami-Dade: \$694/sq. ft.

Inventory for Sale

St Regis (South) 7%
 Bal Harbour 4%
 Miami-Dade 3%

Avg. Time to Close Over Last 12 Months



St Regis (South)
Bal Harbour
Miami-Dade

162 days
121 days
81 days