

Unit 1212 - Triton Tower

1212 - 2899 Collins Ave, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number:	A11456094
Status:	Pending
Size:	1,286 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$495,000
List PPSF:	\$385
Valuated Price:	\$608,000
Valuated PPSF:	\$473

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:	562
Number of active listings for rent:	0
Number of active listings for sale:	27
Building inventory for sale:	4%
Number of sales over the last 12 months:	25
Number of sales over the last 6 months:	13
Number of sales over the last 3 months:	7

Building Association Information

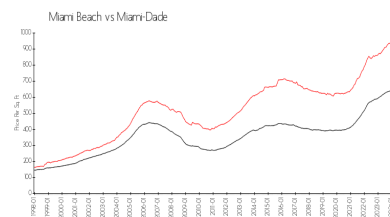
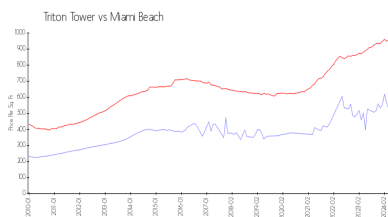
Triton Tower Condominium
2899 Collins Avenue
Miami Beach, FL 33140
Management office ph: (305) 532-2416
Management office fax: (305) 532-1518
Front-Security desk ph: (305) 534-7926
Office E-Mail:info@tritononthebeach.com

<http://tritononthebeach.com/contactus.html>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1135	726 sq ft	May 2024	\$480,000	\$661
1037	726 sq ft	May 2024	\$400,000	\$551
PH H	1,102 sq ft	Apr 2024	\$595,000	\$540
1131	518 sq ft	Apr 2024	\$290,000	\$560
425	600 sq ft	Mar 2024	\$320,000	\$533
1249	775 sq ft	Mar 2024	\$565,000	\$729

Market Information



Triton Tower:	\$531/sq. ft.	Miami Beach:	\$968/sq. ft.
Miami Beach:	\$968/sq. ft.	Miami-Dade:	\$703/sq. ft.



Inventory for Sale

Triton Tower	5%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Triton Tower	52 days
Miami Beach	97 days
Miami-Dade	81 days