

# Unit PH-05 - Meridian

PH-05 - 2001 Meridian Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11462495  
 Status: Active  
 Size: 1,450 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Deeded Parking, Electric Vehicle Charging Station, Other Parking, Street Parking, Parking-Under Building

View:  
 List Price: \$2,500,000  
 List PPSF: \$1,724  
 Valuated Price: \$1,257,000  
 Valuated PPSF: \$867

*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: 111  
 Number of active listings for rent: 1  
 Number of active listings for sale: 13  
 Building inventory for sale: 11%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

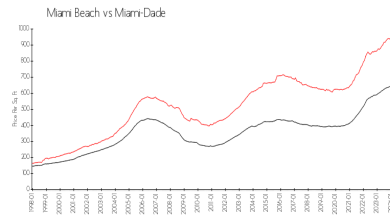
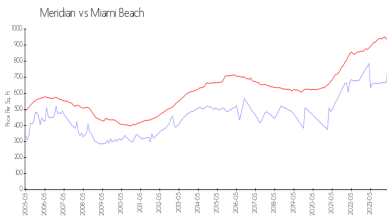
## Building Association Information

Meridian Condominium Association  
 (305) 673-9470

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
422	1,145 sq ft	Mar 2024	\$775,000	\$677
521	966 sq ft	Dec 2023	\$680,000	\$704

## Market Information



Meridian: \$806/sq. ft.  
 Miami Beach: \$937/sq. ft.  
 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Meridian: 12%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Meridian: 11 days

Miami Beach  
Miami-Dade

97 days  
81 days