

Unit 626 - Casablanca

626 - 6345 Collins Ave, Miami Beach, FL, Miami-Dade 32141

Unit Information

MLS Number: A11463410
 Status: Active
 Size: 325 Sq ft.
 Bedrooms:
 Full Bathrooms:
 Half Bathrooms:
 Parking Spaces: Valet Parking
 View:
 List Price: \$299,500
 List PPSF: \$922
 Valuated Price: \$197,000
 Valuated PPSF: \$606

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: 285
 Number of active listings for rent: 0
 Number of active listings for sale: 20
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 5

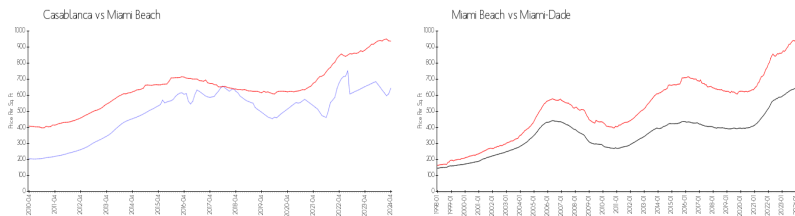
Building Association Information

THE CASABLANCA ON THE OCEAN
 6345 Collins Ave,
 Miami Beach, FL 33141,
 +1 305-868-0010

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
TH4	1,430 sq ft	Apr 2024	\$750,000	\$524
920	350 sq ft	Mar 2024	\$177,929	\$508
718	350 sq ft	Mar 2024	\$173,401	\$495
730	330 sq ft	Mar 2024	\$190,000	\$576
720	350 sq ft	Feb 2024	\$187,000	\$534

Market Information



Casablanca: \$645/sq. ft.
 Miami Beach: \$937/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Casablanca 7%
 Miami Beach 4%
 Miami-Dade 3%



Avg. Time to Close Over Last 12 Months

Casablanca	97 days
Miami Beach	97 days
Miami-Dade	81 days