

# Unit 703 - Mei

703 - 5875 Collins Av, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number: A11470672  
 Status: Active  
 Size: 1,094 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Covered Parking,Guest Parking,Valet Parking

View:  
 List Price: \$1,465,000  
 List PPSF: \$1,339  
 Valuated Price: \$1,325,000  
 Valuated PPSF: \$1,211

*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: 134  
 Number of active listings for rent: 5  
 Number of active listings for sale: 6  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 1

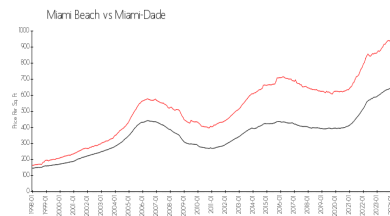
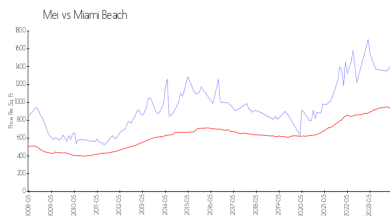
## Building Association Information

MEI Condominiums  
 (305) 868-0081

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price  | PPSF    |
|--------|-------------|--------------|-------------|---------|
| 1407   | 1,323 sq ft | Mar 2024     | \$2,100,000 | \$1,587 |
| PH6    | 1,707 sq ft | Feb 2024     | \$2,200,000 | \$1,289 |
| 2001   | 1,377 sq ft | Feb 2024     | \$2,475,000 | \$1,797 |
| 906    | 833 sq ft   | Feb 2024     | \$930,000   | \$1,116 |
| 904    | 778 sq ft   | Aug 2023     | \$850,000   | \$1,093 |
| 607    | 1,323 sq ft | Aug 2023     | \$1,450,000 | \$1,096 |

## Market Information



Mei: \$1417/sq. ft.  
 Miami Beach: \$937/sq. ft.  
 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Mei: 4%  
 Miami Beach: 4%  
 Miami-Dade: 3%



## **Avg. Time to Close Over Last 12 Months**

|             |         |
|-------------|---------|
| Mei         | 94 days |
| Miami Beach | 97 days |
| Miami-Dade  | 81 days |