

# Unit 3805 - Bond (The)

3805 - 1080 Brickell Ave, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11481599  
 Status: Active  
 Size: 506 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$450,000  
 List PPSF: \$889  
 Valuated Price: \$440,000  
 Valuated PPSF: \$870

*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: 328  
 Number of active listings for rent: 0  
 Number of active listings for sale: 20  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 19  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 3

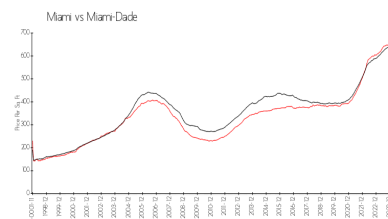
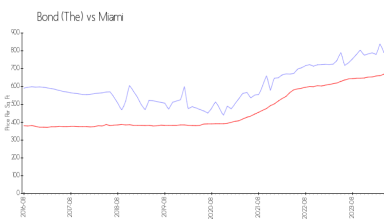
## Building Association Information

The Bond on Brickell  
 1080 Brickell Ave  
 Miami, FL 33131  
 (786) 592-7300  
 (305) 440-5095

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2806	906 sq ft	Mar 2024	\$640,000	\$706
713	1,078 sq ft	Mar 2024	\$790,000	\$733
2900	1,593 sq ft	Feb 2024	\$1,527,000	\$959
1403	748 sq ft	Feb 2024	\$550,000	\$735
2008	1,129 sq ft	Jan 2024	\$850,000	\$753
2909	1,134 sq ft	Jan 2024	\$900,000	\$794

## Market Information



Bond (The): \$790/sq. ft.  
 Miami: \$669/sq. ft.

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 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Bond (The) 6%  
 Miami 4%  
 Miami-Dade 3%



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

Bond (The)	49 days
Miami	84 days
Miami-Dade	81 days