

Unit 1806 - Rise Brickell City Centre

1806 - 88 SW 7 St, Miami, FL, Miami-Dade 33130

Unit Information

| | |
|-----------------|---------------------------------------|
| MLS Number: | A11483753 |
| Status: | Active |
| Size: | 886 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | 1 |
| Parking Spaces: | 1 Space, Guest Parking, Valet Parking |
| View: | |
| List Price: | \$695,000 |
| List PPSF: | \$784 |
| Valuated Price: | \$681,000 |
| Valuated PPSF: | \$769 |

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

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|--|-----|
| Number of units: | 389 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 25 |
| Building inventory for sale: | 6% |
| Number of sales over the last 12 months: | 24 |
| Number of sales over the last 6 months: | 11 |
| Number of sales over the last 3 months: | 7 |

Building Association Information

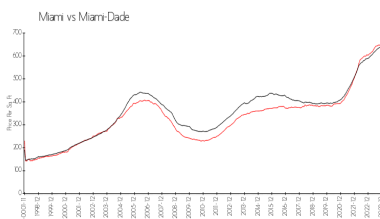
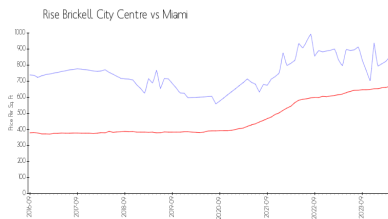
Rise Brickell City Centre
 88 SW 7th Street
 Miami FL 33130
 786 475 5342

<http://www.brickellcitycentre.com/residences/rise>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 2405 | 1,200 sq ft | Apr 2024 | \$1,020,000 | \$850 |
| 3502 | 1,691 sq ft | Apr 2024 | \$1,280,000 | \$757 |
| 1203 | 1,261 sq ft | Apr 2024 | \$990,000 | \$785 |
| 907 | 994 sq ft | Apr 2024 | \$735,000 | \$739 |
| 2612 | 1,664 sq ft | Apr 2024 | \$1,375,000 | \$826 |

Market Information



| | | | |
|----------------------------|---------------|-------------|---------------|
| Rise Brickell City Centre: | \$854/sq. ft. | Miami: | \$669/sq. ft. |
| Miami: | \$669/sq. ft. | Miami-Dade: | \$694/sq. ft. |

Inventory for Sale

| | |
|---------------------------|----|
| Rise Brickell City Centre | 6% |
|---------------------------|----|



| | |
|------------|----|
| Miami | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|---------------------------|---------|
| Rise Brickell City Centre | 89 days |
| Miami | 84 days |
| Miami-Dade | 81 days |