

# Unit 1503 - Maison Grande

1503 - 6039 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number: A11490253  
 Status: Active  
 Size: 1,271 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Covered Parking  
 View:  
 List Price: \$560,000  
 List PPSF: \$441  
 Valuated Price: \$443,000  
 Valuated PPSF: \$349

*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: 502  
 Number of active listings for rent: 0  
 Number of active listings for sale: 20  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 17  
 Number of sales over the last 6 months: 9  
 Number of sales over the last 3 months: 5

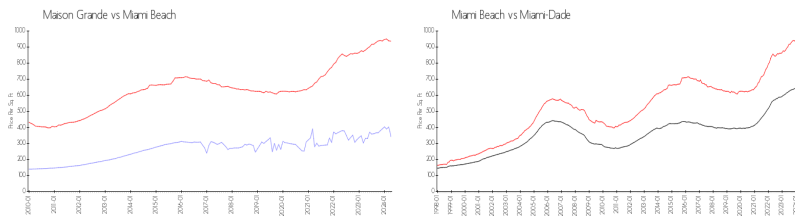
## Building Association Information

Maison Grande Condominium  
 6039 Collins Ave,  
 Miami Beach, FL 33140  
 (305) 865-4247

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1727	1,190 sq ft	Apr 2024	\$500,000	\$420
1028	1,280 sq ft	Mar 2024	\$395,000	\$309
1736	1,290 sq ft	Mar 2024	\$660,000	\$512
621	1,065 sq ft	Mar 2024	\$375,000	\$352
728	1,280 sq ft	Mar 2024	\$365,000	\$285

## Market Information



Maison Grande: \$344/sq. ft.  
 Miami Beach: \$937/sq. ft.  
 Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Maison Grande 4%  
 Miami Beach 4%  
 Miami-Dade 3%



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

Maison Grande	110 days
Miami Beach	97 days
Miami-Dade	81 days