

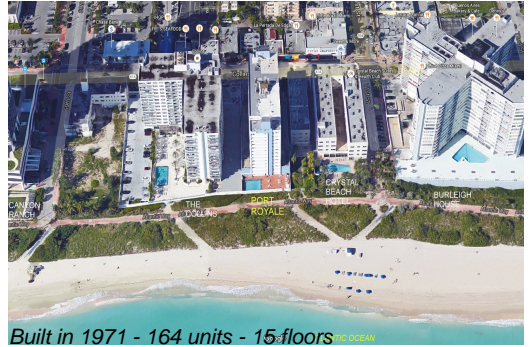
Unit 1502 - Port Royale

1502 - 6969 Collins Ave, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number: A11491433
 Status: Active
 Size: 532 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$269,000
 List PPSF: \$506
 Valuated Price: \$301,000
 Valuated PPSF: \$566

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: 164
 Number of active listings for rent: 0
 Number of active listings for sale: 10
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

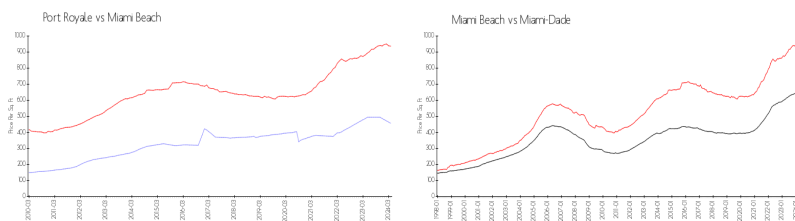
Building Association Information

Port Royale Condominium Inc
 Address: 6969 Collins Ave,
 Miami Beach, FL 33141
 Phone: +1 305-866-0759

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1104	676 sq ft	Dec 2023	\$280,000	\$414
1412	676 sq ft	Nov 2023	\$342,000	\$506
515	633 sq ft	May 2023	\$342,000	\$540

Market Information



Port Royale:	\$456/sq. ft.	Miami Beach:	\$937/sq. ft.
Miami Beach:	\$937/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Port Royale: 6%
 Miami Beach: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Port Royale
Miami Beach
Miami-Dade

23 days
97 days
81 days