

Unit 3505 - Carbonell

3505 - 901 Brickell Key Blvd, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11491638
 Status: Active
 Size: 1,505 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space
 View:
 List Price: \$1,325,000
 List PPSF: \$880
 Valuated Price: \$1,756,000
 Valuated PPSF: \$1,167

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: 284
 Number of active listings for rent: 11
 Number of active listings for sale: 17
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 13
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 4

Building Association Information

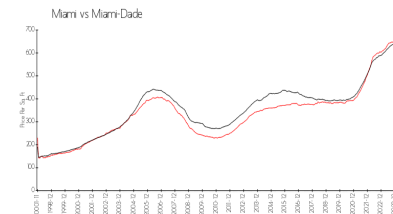
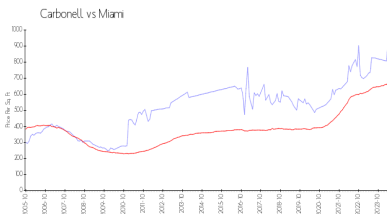
Carbonell Condominium Association
 (305) 371-4242

<http://carbonellcondo.net>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 2605 | 1,505 sq ft | May 2024 | \$1,285,000 | \$854 |
| 3701 | 1,031 sq ft | Apr 2024 | \$767,000 | \$744 |
| 802 | 1,076 sq ft | Mar 2024 | \$620,000 | \$576 |
| 1904 | 2,591 sq ft | Mar 2024 | \$2,150,000 | \$830 |
| 809 | 1,418 sq ft | Jan 2024 | \$1,297,500 | \$915 |

Market Information



Carbonell: \$952/sq. ft.
 Miami: \$669/sq. ft.

Miami: \$669/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Carbonell: 6%
 Miami: 4%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

| | |
|------------|---------|
| Carbonell | 95 days |
| Miami | 84 days |
| Miami-Dade | 81 days |