

# Unit 502 - Artepark South

502 - 2100 Park Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number:	A11519187
Status:	Active
Size:	981 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space, Other Parking, Valet Parking
View:	
List Price:	\$1,295,000
List PPSF:	\$1,320
Valuated Price:	\$848,000
Valuated PPSF:	\$777

*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:	57
Number of active listings for rent:	3
Number of active listings for sale:	5
Building inventory for sale:	8%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

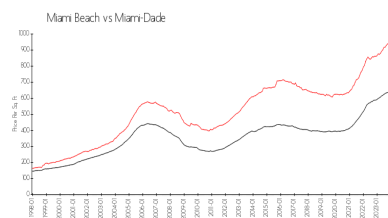
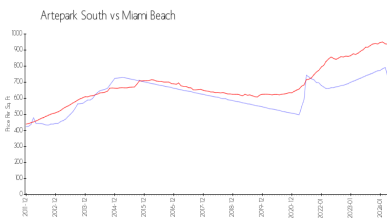
## Building Association Information

Artepark South Condominium Association Inc 2100 Park Ave, Miami Beach, FL 33139  
305-531-8936

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH508	1,585 sq ft	Mar 2024	\$1,325,000	\$836
404	1,074 sq ft	Jan 2024	\$720,000	\$670
408	1,116 sq ft	May 2023	\$825,000	\$739

## Market Information



Artepark South:	\$734/sq. ft.	Miami Beach:	\$937/sq. ft.
Miami Beach:	\$937/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Artepark South	9%
Miami Beach	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Artepark South	70 days
Miami Beach	97 days



