

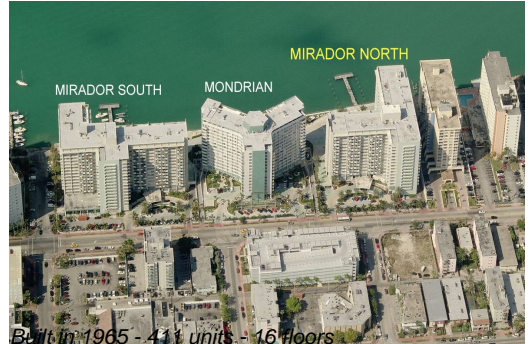
# Unit 524 - Mirador North

524 - 1200 West Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11524917  
 Status: Pending  
 Size: 552 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: Valet Parking  
 View: Bay, Intracoastal View, Water View  
 Rental Price: \$2,300  
 List PPSF: \$4  
 Valuated Price: \$220,000  
 Valuated PPSF: \$399

*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.*



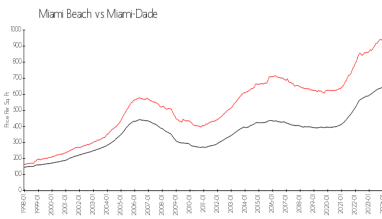
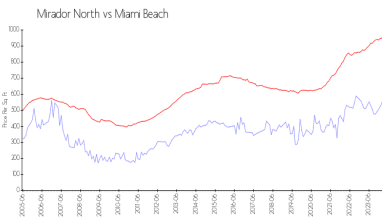
## Building Information

Number of units: 411  
 Number of active listings for rent: 17  
 Number of active listings for sale: 21  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 30  
 Number of sales over the last 6 months: 20  
 Number of sales over the last 3 months: 14

## Building Association Information

Mirador 1200 Condominium Association, Inc.  
 305.532.7545

## Market Information



Mirador North:	\$531/sq. ft.	Miami Beach:	\$937/sq. ft.
Miami Beach:	\$937/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Mirador North 5%  
 Miami Beach 4%  
 Miami-Dade 3%

## Avg. Time to Close Over Last 12 Months

Mirador North 68 days  
 Miami Beach 97 days  
 Miami-Dade 81 days