

Unit 406 - Flagler First

406 - 101 E Flagler St, Miami, FL, Miami-Dade 33131

Unit Information

| | |
|-----------------|------------|
| MLS Number: | A11534075 |
| Status: | Active |
| Size: | 553 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | |
| Parking Spaces: | None |
| View: | |
| List Price: | \$280,000 |
| List PPSF: | \$506 |
| Valuated Price: | \$299,000 |
| Valuated PPSF: | \$541 |

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: | 91 |
| Number of active listings for rent: | 7 |
| Number of active listings for sale: | 4 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 6 |
| Number of sales over the last 6 months: | 5 |
| Number of sales over the last 3 months: | 3 |

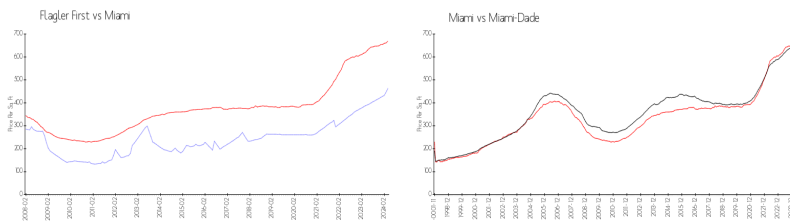
Building Association Information

Flagler First Condominiums Inc
(305) 579-0029

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|-------|
| 510 | 774 sq ft | Apr 2024 | \$260,000 | \$336 |
| 709 | 787 sq ft | Apr 2024 | \$365,000 | \$464 |
| 303 | 754 sq ft | Feb 2024 | \$295,000 | \$391 |
| 907 | 623 sq ft | Feb 2024 | \$273,000 | \$438 |
| 1110 | 663 sq ft | Nov 2023 | \$278,000 | \$419 |

Market Information

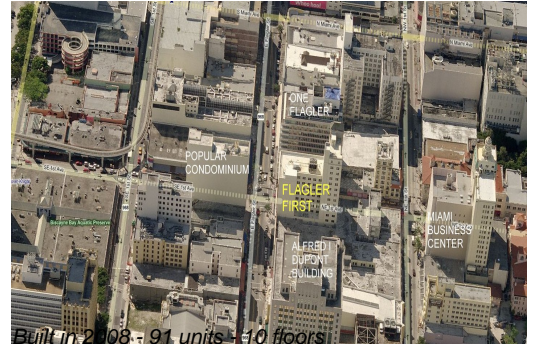


| | | | |
|----------------|---------------|-------------|---------------|
| Flagler First: | \$463/sq. ft. | Miami: | \$669/sq. ft. |
| Miami: | \$669/sq. ft. | Miami-Dade: | \$694/sq. ft. |

Inventory for Sale

| | |
|---------------|----|
| Flagler First | 4% |
| Miami | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months



Flagler First
Miami
Miami-Dade

40 days
84 days
81 days