

Unit 719 - Tower Forty One

719 - 4101 Pine Tree Dr, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number: A11538380
 Status: Active
 Size: 820 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Covered Parking,Other Parking
 View:
 List Price: \$425,000
 List PPSF: \$518
 Valuated Price: \$460,000
 Valuated PPSF: \$561

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: 444
 Number of active listings for rent: 0
 Number of active listings for sale: 9
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 3

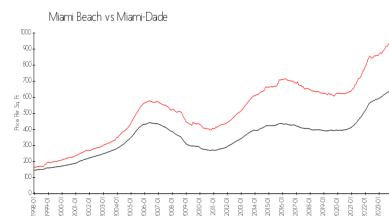
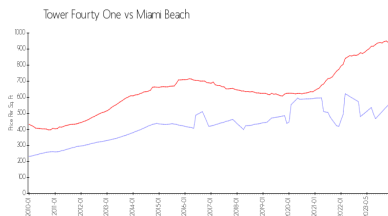
Building Association Information

Tower Forty One Association Inc
 4101 Pine Tree Dr, Miami Beach, FL 33140
 (305) 534-8378

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 1407 | 740 sq ft | Apr 2024 | \$325,000 | \$439 |
| 615 | 975 sq ft | Apr 2024 | \$710,000 | \$728 |
| 1127 | 1,298 sq ft | Apr 2024 | \$735,000 | \$566 |
| 1120 | 835 sq ft | Sep 2023 | \$400,000 | \$479 |
| 511 | 1,081 sq ft | Aug 2023 | \$625,000 | \$578 |
| 319 | 820 sq ft | Aug 2023 | \$305,000 | \$372 |

Market Information



Tower Forty One: \$569/sq. ft.
 Miami Beach: \$937/sq. ft.

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

Inventory for Sale

Tower Forty One: 2%
 Miami Beach: 4%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

| | |
|------------------|---------|
| Tower Fourty One | 41 days |
| Miami Beach | 97 days |
| Miami-Dade | 81 days |