

# Unit PH 5 - Harbour North & South (The)

PH 5 - 16385 Biscayne Blvd, North Miami Beach, FL, Miami-Dade 33160

## Unit Information

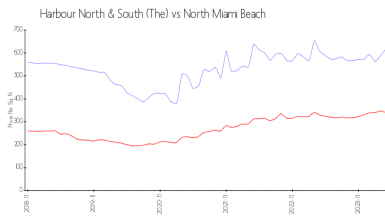
MLS Number:	A11541407
Status:	Active
Size:	2,276 Sq ft.
Bedrooms:	4
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	1 Space, Valet Parking
View:	Intracoastal View, Ocean View
Rental Price:	\$11,000
List PPSF:	\$5
Valuated Price:	\$1,632,000
Valuated PPSF:	\$717

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.

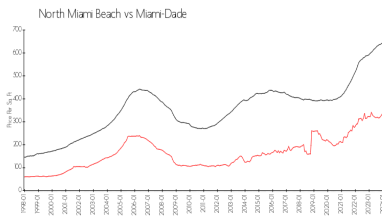
## Building Information

Number of units:	425
Number of active listings for rent:	0
Number of active listings for sale:	31
Building inventory for sale:	7%
Number of sales over the last 12 months:	28
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	4

## Market Information



Harbour North & South (The): \$618/sq. ft.  
North Miami Beach: \$340/sq. ft.



North Miami Beach: \$340/sq. ft.  
Miami-Dade: \$695/sq. ft.

## Inventory for Sale

Harbour North & South (The)	7%
North Miami Beach	7%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Harbour North & South (The)	125 days
North Miami Beach	103 days
Miami-Dade	81 days

