

Unit 3603 - Epic

3603 - 200 Biscayne Blvd Way, Miami, FL, Miami-Dade 33131

Unit Information

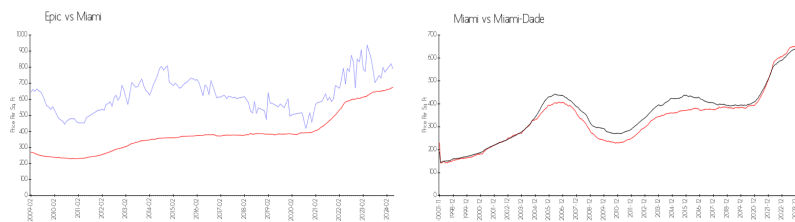
MLS Number:	A11543172
Status:	Active
Size:	1,255 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	
View:	Bay, Intracoastal View, River
Rental Price:	\$6,000
List PPSF:	\$5
Valuated Price:	\$1,036,000
Valuated PPSF:	\$825

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:	342
Number of active listings for rent:	29
Number of active listings for sale:	33
Building inventory for sale:	9%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

Market Information



Epic:	\$792/sq. ft.	Miami:	\$675/sq. ft.
Miami:	\$675/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

Epic	10%
Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Epic	147 days
Miami	83 days
Miami-Dade	81 days

