

# Unit 507 - Lisette

507 - 1990 Marseille Dr, Miami Beach, FL, Miami-Dade 33141

## Unit Information

MLS Number: A11546858  
 Status: Active  
 Size: 672 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$310,000  
 List PPSF: \$461  
 Valuated Price: \$243,000  
 Valuated PPSF: \$362

*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.*

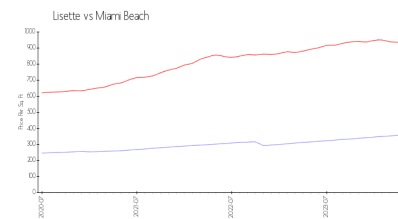
## Building Information

Number of units: 32  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 9%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

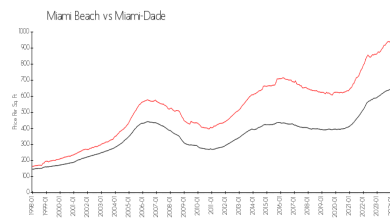
## Recent Sales

| Unit # | Size      | Closing Date | Sale Price | PPSF  |
|--------|-----------|--------------|------------|-------|
| 403    | 672 sq ft | Nov 2023     | \$220,000  | \$327 |
| 405    | 672 sq ft | Nov 2023     | \$235,000  | \$350 |

## Market Information



Lisette: \$357/sq. ft.  
 Miami Beach: \$937/sq. ft.



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

## Inventory for Sale

Lisette: 9%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Lisette: 35 days  
 Miami Beach: 97 days  
 Miami-Dade: 81 days

