

Unit H2504 - Midtown 4

H2504 - 3301 NE 1 St, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number: A11547562
 Status: Active Under Contract
 Size: 1,142 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Additional Spaces Available
 View:
 List Price: \$895,000
 List PPSF: \$784
 Valuated Price: \$824,000
 Valuated PPSF: \$722

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: 392
 Number of active listings for rent: 28
 Number of active listings for sale: 20
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 29
 Number of sales over the last 6 months: 11
 Number of sales over the last 3 months: 6

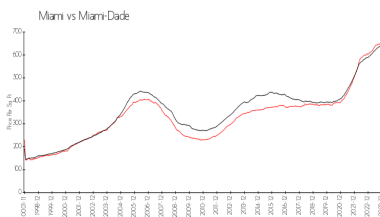
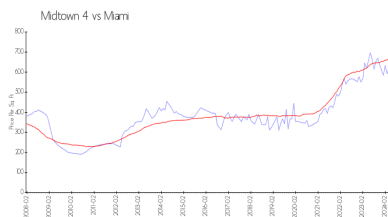
Building Association Information

Four Midtown Condo Association
 (305) 438-1460

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
H2008	861 sq ft	Apr 2024	\$540,000	\$627
H1409	1,181 sq ft	Mar 2024	\$631,450	\$535
H1902	1,263 sq ft	Mar 2024	\$720,000	\$570
H2106	861 sq ft	Feb 2024	\$550,000	\$639
H1811	761 sq ft	Feb 2024	\$470,000	\$618
PH 7	2,129 sq ft	Feb 2024	\$1,720,000	\$808

Market Information

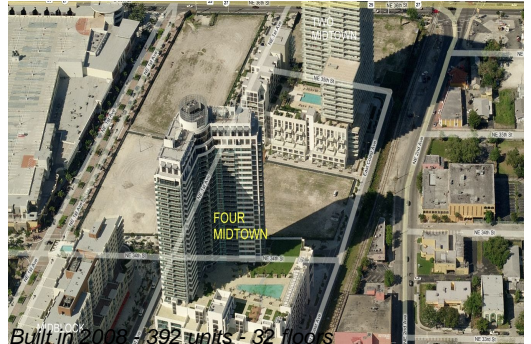


Midtown 4: \$618/sq. ft. Miami: \$669/sq. ft.
 Miami: \$669/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

Midtown 4: 5%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



Midtown 4
Miami
Miami-Dade

65 days
84 days
81 days