

Unit 609 - 401 Blu

609 - 401 69 St, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number: A11551317
 Status: Pending
 Size: 922 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$325,000
 List PPSF: \$352
 Valuated Price: \$303,000
 Valuated PPSF: \$329

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: 206
 Number of active listings for rent: 3
 Number of active listings for sale: 1
 Building inventory for sale: 0%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 4

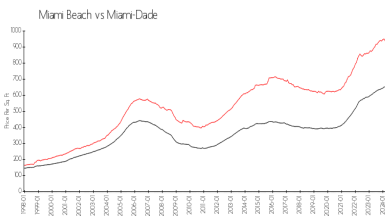
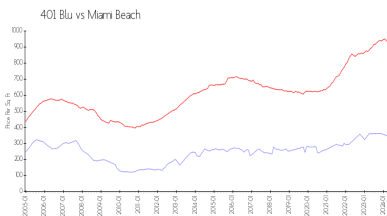
Building Association Information

401 Blu of North Beach Condominium 401 69th St, Miami Beach, FL 33141
 (305) 865-4823

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
212	1,287 sq ft	May 2024	\$515,000	\$400
PH-110	1,287 sq ft	Feb 2024	\$495,000	\$385
PH-100	1,287 sq ft	Feb 2024	\$500,000	\$389
200	1,287 sq ft	Feb 2024	\$400,000	\$311
709	922 sq ft	Nov 2023	\$322,000	\$349

Market Information

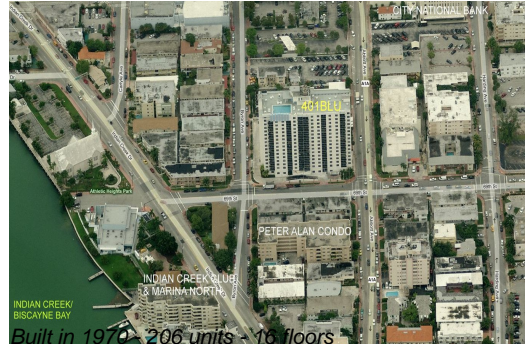


401 Blu: \$345/sq. ft. Miami Beach: \$937/sq. ft.
 Miami Beach: \$937/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

401 Blu: 0%
 Miami Beach: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



401 Blu
Miami Beach
Miami-Dade

47 days
97 days
81 days