

# Unit 1806 - Grand Venetian

1806 - 10 Venetian Wy, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11554517  
 Status: Pending  
 Size: 850 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View: Bay, Ocean View, Water View  
 Rental Price: \$4,995  
 List PPSF: \$6  
 Valuated Price: \$1,048,000  
 Valuated PPSF: \$1,233

*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.*

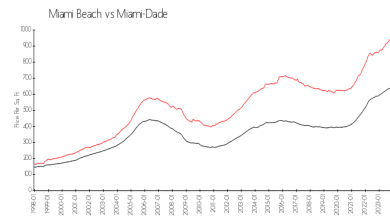
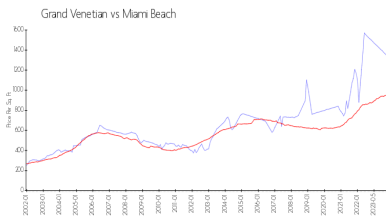
## Building Information

Number of units: 124  
 Number of active listings for rent: 3  
 Number of active listings for sale: 7  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 3

## Building Association Information

Grand Venetian Condominium Association  
 (305) 672-0966

## Market Information



Grand Venetian: \$1308/sq. ft.  
 Miami Beach: \$937/sq. ft.

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

## Inventory for Sale

Grand Venetian: 6%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Grand Venetian: 78 days  
 Miami Beach: 97 days  
 Miami-Dade: 81 days

