

# Unit 8J - Champlain Tower East

8J - 8855 Collins Ave, Surfside, FL, Miami-Dade 33154

## Unit Information

|                 |                                      |
|-----------------|--------------------------------------|
| MLS Number:     | A11556290                            |
| Status:         | Active                               |
| Size:           | 2,260 Sq ft.                         |
| Bedrooms:       | 3                                    |
| Full Bathrooms: | 2                                    |
| Half Bathrooms: | 1                                    |
| Parking Spaces: | 2 Spaces                             |
| View:           | Ocean View, Direct Ocean, Water View |
| Rental Price:   | \$8,500                              |
| List PPSF:      | \$4                                  |
| Valuated Price: | \$1,495,000                          |
| Valuated PPSF:  | \$662                                |

*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.*

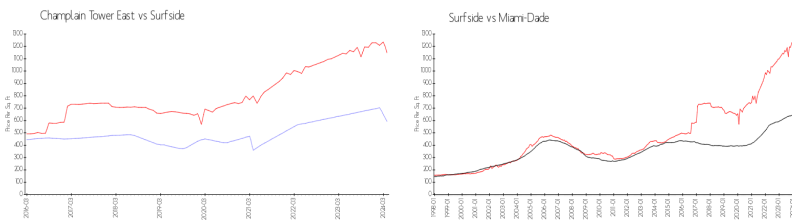
## Building Information

|  |    |
|--|----|
| Number of units:                         | 99 |
| Number of active listings for rent:      | 0  |
| Number of active listings for sale:      | 6  |
| Building inventory for sale:             | 6% |
| Number of sales over the last 12 months: | 2  |
| Number of sales over the last 6 months:  | 2  |
| Number of sales over the last 3 months:  | 0  |

## Building Association Information

Champlain Towers East Condo  
 Address: 8855 Collins Ave,  
 Surfside, FL 33154  
 Phone: +1 305-866-1210

## Market Information



|                       |                |             |                |
|-----------------------|----------------|-------------|----------------|
| Champlain Tower East: | \$593/sq. ft.  | Surfside:   | \$1147/sq. ft. |
| Surfside:             | \$1147/sq. ft. | Miami-Dade: | \$694/sq. ft.  |

## Inventory for Sale

|                      |    |
|----------------------|----|
| Champlain Tower East | 6% |
| Surfside             | 5% |
| Miami-Dade           | 3% |

## Avg. Time to Close Over Last 12 Months

|                      |         |
|----------------------|---------|
| Champlain Tower East | 63 days |
| Surfside             | 90 days |
| Miami-Dade           | 81 days |

