

# Unit 131 - Cosmopolitan Courts

131 - 151 Michigan Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11557922  
 Status: Active  
 Size: 1,485 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces,Covered Parking,Deeded Parking  
 View:  
 List Price: \$1,500,000  
 List PPSF: \$1,010  
 Valuated Price: \$1,272,000  
 Valuated PPSF: \$857

*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: 186  
 Number of active listings for rent: 4  
 Number of active listings for sale: 9  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 3

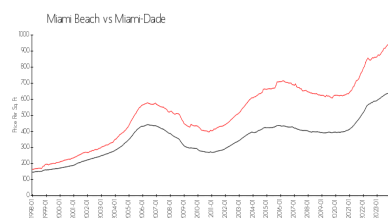
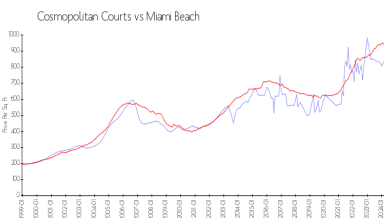
## Building Association Information

The Courts At South Beach Condominium Association  
 101 Alton Road  
 Miami Beach, FL 33139-6700  
 (305) 673-8420

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price  | PPSF    |
|--------|-------------|--------------|-------------|---------|
| 233    | 940 sq ft   | May 2024     | \$1,050,000 | \$1,117 |
| 522    | 1,485 sq ft | May 2024     | \$1,350,000 | \$909   |
| 10006  | 1,100 sq ft | Apr 2024     | \$800,000   | \$727   |
| 12018  | 1,340 sq ft | Jan 2024     | \$1,100,000 | \$821   |
| 223    | 940 sq ft   | Dec 2023     | \$775,000   | \$824   |

## Market Information



|                      |               |              |               |
|----------------------|---------------|--------------|---------------|
| Cosmopolitan Courts: | \$849/sq. ft. | Miami Beach: | \$937/sq. ft. |
| Miami Beach:         | \$937/sq. ft. | Miami-Dade:  | \$694/sq. ft. |

## Inventory for Sale

Cosmopolitan Courts: 5%  
 Miami Beach: 4%  
 Miami-Dade: 3%



**Avg. Time to Close Over Last 12 Months**

|                     |         |
|---------------------|---------|
| Cosmopolitan Courts | 78 days |
| Miami Beach         | 97 days |
| Miami-Dade          | 81 days |