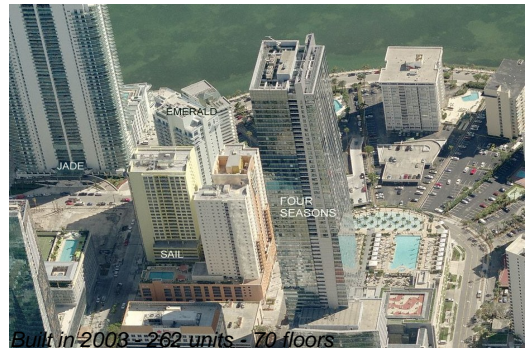


# Unit 3612 - Four Seasons

3612 - 1425 Brickell Av, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11560161  
 Status: Active  
 Size: 1,747 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces:  
 View:  
 Rental Price: \$5,000  
 List PPSF: \$3  
 Valuated Price: \$1,423,000  
 Valuated PPSF: \$815



*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.*

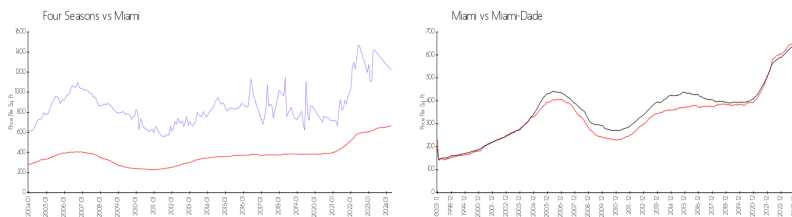
## Building Information

Number of units: 263  
 Number of active listings for rent: 16  
 Number of active listings for sale: 16  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 2

## Building Association Information

Four Seasons Condominiums  
 Residence: 305.381.3208  
 Condo hotel: (305)-381-3081

## Market Information



Four Seasons: \$1224/sq. ft.      Miami: \$669/sq. ft.  
 Miami: \$669/sq. ft.      Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Four Seasons: 6%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Four Seasons: 219 days  
 Miami: 84 days  
 Miami-Dade: 81 days