

# Unit 2305 - Brickell On The River North

2305 - 31 SE 5 St, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11560823  
 Status: Active  
 Size: 757 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$3,000  
 List PPSF: \$4  
 Valuated Price: \$457,000  
 Valuated PPSF: \$604

*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.*

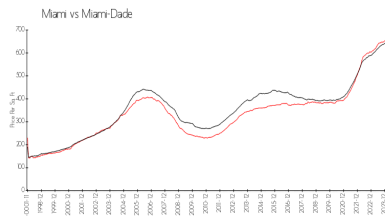
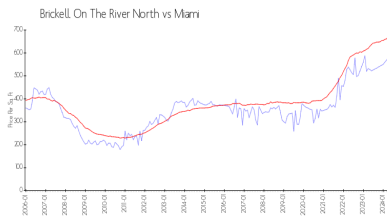
## Building Information

Number of units: 384  
 Number of active listings for rent: 27  
 Number of active listings for sale: 8  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 2

## Building Association Information

Brickell On the River South Condo Association  
 (305) 579-0044

## Market Information



Brickell On The River North:	\$577/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Brickell On The River North: 2%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Brickell On The River North: 55 days  
 Miami: 84 days  
 Miami-Dade: 81 days

