# Unit 802 - Platinum

802 - 480 NE 30 St, Miami, FL, Miami-Dade 33137

## Unit Information

| | |
|---|---|
| MLS Number: | A11561360 |
| Status: | Active |
| Size: | 828 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | 1 |
| Parking Spaces: | 1 Space,Assigned Parking,Covered Parking,Parking-Under Building |
| View: | |
| List Price: | $475,000 |
| List PPSF: | $574 |
| Valuated Price: | $475,000 |
| Valuated PPSF: | $574 |

*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.*
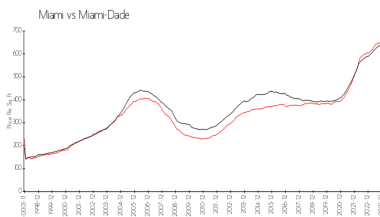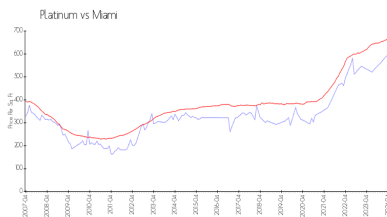




*Built in 2007 - 118 units - 21 floors*

## Building Information

| | |
|---|---|
| Number of units: | 118 |
| Number of active listings for rent: | 11 |
| Number of active listings for sale: | 3 |
| Building inventory for sale: | 2% |
| Number of sales over the last 12 months: | 6 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 1 |

## Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|---|---|---|---|---|
| 2103 | 1,007 sq ft | Apr 2024 | $529,000 | $525 |
| 501 | 1,692 sq ft | Jan 2024 | $700,000 | $414 |
| 2007 | 1,380 sq ft | Dec 2023 | $708,000 | $513 |
| 1904 | 828 sq ft | Aug 2023 | $467,000 | $564 |
| 701 | 1,363 sq ft | Jul 2023 | $625,000 | $459 |
| 703 | 1,007 sq ft | Jul 2023 | $510,000 | $506 |

## Market Information





| | | | | |
|---|---|---|---|---|
| Platinum: | $597/sq. ft. | Miami: | $669/sq. ft. |
| Miami: | $669/sq. ft. | Miami-Dade: | $694/sq. ft. |

## Inventory for Sale

| | |
|---|---|
| Platinum | 3% |
| Miami | 4% |
| Miami-Dade | 3% |

## Avg. Time to Close Over Last 12 Months

| | |
|---|---|
| Platinum | 62 days |
| Miami | 84 days |
| Miami-Dade | 81 days |