

Unit 845 - Four Ambassadors 3

845 - 825 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11565956
 Status: Active
 Size: 990 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$460,000
 List PPSF: \$465
 Valuated Price: \$375,000
 Valuated PPSF: \$379

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: 171
 Number of active listings for rent: 2
 Number of active listings for sale: 3
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 2

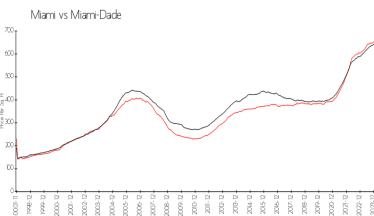
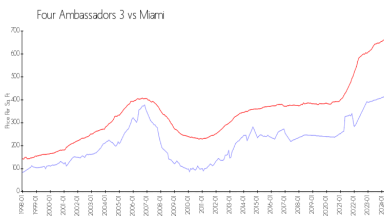
Building Association Information

Four Ambassadors Association INC
 Homeowners association (305) 374-6270

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1449	580 sq ft	Apr 2024	\$225,000	\$388
847	990 sq ft	Apr 2024	\$375,000	\$379
1044	990 sq ft	Dec 2023	\$390,000	\$394
747	990 sq ft	Dec 2023	\$364,000	\$368
1947	990 sq ft	Sep 2023	\$385,000	\$389

Market Information



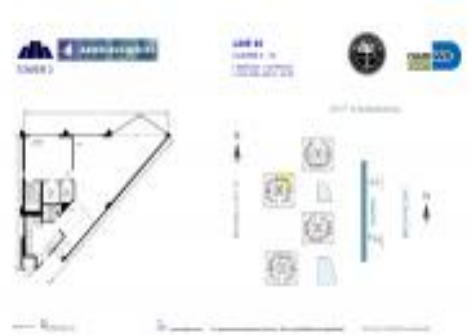
Four Ambassadors 3: \$416/sq. ft.
 Miami: \$669/sq. ft.

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

Inventory for Sale

Four Ambassadors 3: 2%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



Four Ambassadors 3

Miami

Miami-Dade

41 days

84 days

81 days