

# Unit 108 - Terra Beachside

108 - 6000 Collins Av, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number: A11566769  
 Status: Active  
 Size: 1,700 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Guest Parking  
 View:  
 List Price: \$985,000  
 List PPSF: \$579  
 Valuated Price: \$809,000  
 Valuated PPSF: \$476

*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: 116  
 Number of active listings for rent: 5  
 Number of active listings for sale: 4  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 10  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 5

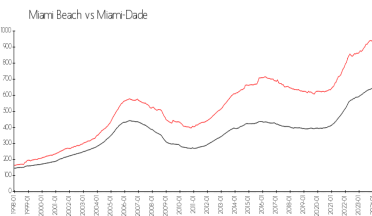
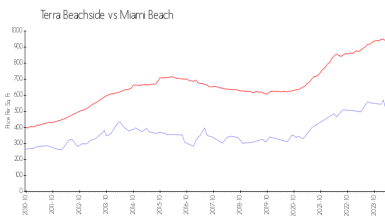
## Building Association Information

Terra Beachside Condominium Association

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
123	1,700 sq ft	Apr 2024	\$840,000	\$494
104	1,700 sq ft	Mar 2024	\$850,000	\$500
126	1,700 sq ft	Mar 2024	\$810,000	\$476
134	1,700 sq ft	Mar 2024	\$875,000	\$515
125	1,700 sq ft	Mar 2024	\$867,000	\$510

## Market Information



Terra Beachside: \$507/sq. ft.      Miami Beach: \$937/sq. ft.  
 Miami Beach: \$937/sq. ft.      Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Terra Beachside 3%  
 Miami Beach 4%  
 Miami-Dade 3%

## Avg. Time to Close Over Last 12 Months



Terra Beachside  
Miami Beach  
Miami-Dade

77 days  
97 days  
81 days