

# Unit 2306 - Missoni Baia

2306 - 700 NE 26 St Ter, Edgewater, FL, Miami-Dade 33137

## Unit Information

MLS Number:	A11528492
Status:	Active
Size:	1,229 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	Bay,Water View
Rental Price:	\$9,000
List PPSF:	\$7
Valuated Price:	\$1,253,000
Valuated PPSF:	\$1,134

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.

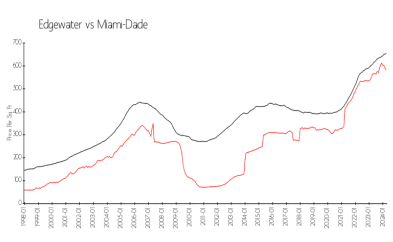
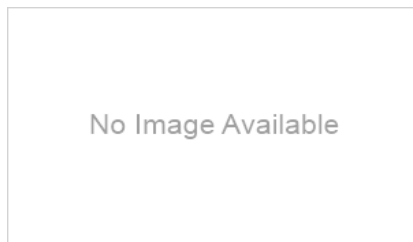
## Building Information

Number of units:	245
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	7%
Number of sales over the last 12 months:	0
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

## Building Association Information

Missoni Baia  
 717 NE 27th St  
 Miami, FL 33137  
 (305) 800-7000

## Market Information



Missoni Baia:	\$1255/sq. ft.	Edgewater:	\$581/sq. ft.
Edgewater:	\$581/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Missoni Baia	7%
Edgewater	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Missoni Baia	n/a
Edgewater	88 days
Miami-Dade	81 days

