

# Unit 902 - Elysee Miami

902 - 788 NE 23 St, Edgewater, FL, Miami-Dade 33134

## Unit Information

MLS Number:	A11557343
Status:	Active
Size:	2,743 Sq ft.
Bedrooms:	4
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking,Valet Parking
View:	
List Price:	\$3,325,000
List PPSF:	\$1,212
Valuated Price:	\$2,504,000
Valuated PPSF:	\$1,078

*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:	94
Number of active listings for rent:	0
Number of active listings for sale:	17
Building inventory for sale:	18%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

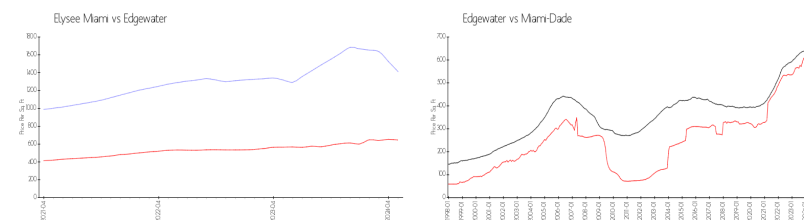
## Building Association Information

Elysee Miami  
Address: 788 NE 23rd St,  
Miami, FL 33137  
Phone: +1 305-435-9733

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4302	2,894 sq ft	Mar 2024	\$3,850,000	\$1,330
601	2,720 sq ft	Mar 2024	\$4,100,000	\$1,507
801	2,743 sq ft	Dec 2023	\$2,950,000	\$1,075
5601	3,490 sq ft	Jun 2023	\$5,500,000	\$1,576

## Market Information



Elysee Miami: \$1412/sq. ft.  
Edgewater: \$645/sq. ft.

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Miami-Dade: \$703/sq. ft.

## Inventory for Sale

Elysee Miami	18%
Edgewater	5%
Miami-Dade	3%



Built in 2021 - 94 Units - 58 floors

### **Avg. Time to Close Over Last 12 Months**

Elysee Miami	222 days
Edgewater	87 days
Miami-Dade	81 days