

Unit 805 - Villa Regina

805 - 1581 Brickell Av, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11566638
 Status: Active
 Size: 1,895 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 3
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces, Electric Vehicle Charging Station, Valet Parking
 View:
 List Price: \$1,150,000
 List PPSF: \$607
 Valuated Price: \$1,031,000
 Valuated PPSF: \$544

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: 199
 Number of active listings for rent: 2
 Number of active listings for sale: 4
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 10
 Number of sales over the last 6 months: 7
 Number of sales over the last 3 months: 5

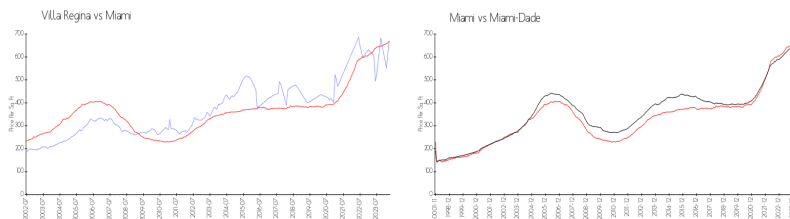
Building Association Information

Villa Regina Condominium Association
 (305) 858-1581

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1803	2,005 sq ft	May 2024	\$1,125,000	\$561
1206	2,403 sq ft	Mar 2024	\$950,000	\$395
PH206	2,403 sq ft	Mar 2024	\$1,150,000	\$479
1501	3,060 sq ft	Feb 2024	\$2,200,000	\$719
503	4,126 sq ft	Jan 2024	\$2,150,000	\$521

Market Information



Villa Regina: \$671/sq. ft.
 Miami: \$669/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Villa Regina: 2%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Villa Regina
Miami
Miami-Dade

92 days
84 days
81 days