

Unit 702 - Emerald Bay

702 - 151 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

Unit Information

MLS Number:	A11501509
Status:	Active
Size:	1,506 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	Assigned Parking
View:	
List Price:	\$1,715,000
List PPSF:	\$1,139
Valuated Price:	\$1,347,000
Valuated PPSF:	\$894

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:	284
Number of active listings for rent:	7
Number of active listings for sale:	7
Building inventory for sale:	2%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

Building Association Information

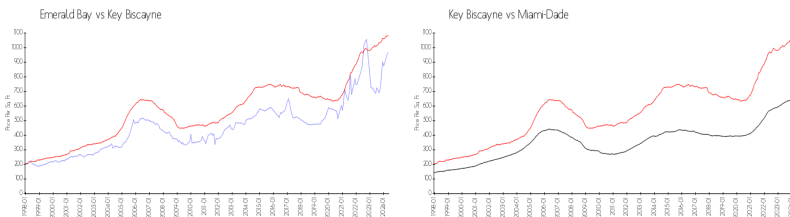
Key Colony Condominium Association - Emerald Bay
 Manager Office (305) 361-6947
info@theemeraldbay.com

http://theemeraldbay.com/?page_id=12

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
934	1,584 sq ft	May 2024	\$1,445,000	\$912
1030	2,001 sq ft	Apr 2024	\$2,200,000	\$1,099
431	1,547 sq ft	Mar 2024	\$920,000	\$595
1222	3,127 sq ft	Mar 2024	\$2,750,000	\$879
936	1,532 sq ft	Dec 2023	\$1,400,000	\$914
543	2,330 sq ft	Dec 2023	\$2,050,000	\$880

Market Information



Emerald Bay:	\$967/sq. ft.	Key Biscayne:	\$1083/sq. ft.
Key Biscayne:	\$1083/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

Emerald Bay	2%
Key Biscayne	2%



Miami-Dade

3%

Avg. Time to Close Over Last 12 Months

Emerald Bay
Key Biscayne
Miami-Dade

184 days
96 days
81 days