

# Unit 635 - Emerald Bay

635 - 151 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number:	A11513596
Status:	Active
Size:	1,547 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Guest Parking
View:	Garden View,Other View,Pool Area View
Rental Price:	\$7,000
List PPSF:	\$5
Valuated Price:	\$1,421,000
Valuated PPSF:	\$919

*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

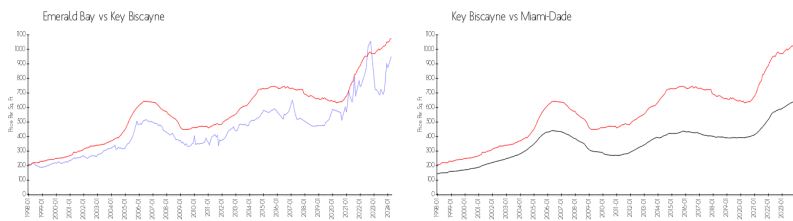
Number of units:	284
Number of active listings for rent:	7
Number of active listings for sale:	8
Building inventory for sale:	2%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	3

## Building Association Information

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

[http://theemeraldbay.com/?page\\_id=12](http://theemeraldbay.com/?page_id=12)

## Market Information



Emerald Bay:	\$953/sq. ft.	Key Biscayne:	\$1074/sq. ft.
Key Biscayne:	\$1074/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Emerald Bay	3%
Key Biscayne	2%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Emerald Bay	201 days
Key Biscayne	97 days
Miami-Dade	81 days

