

Unit 602 - Lake Tower

602 - 765 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

Unit Information

MLS Number: A11522468
 Status: Active
 Size: 2,602 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: 2 Spaces, Assigned Parking, Covered Parking, Guest Parking, Parking Garage, Valet Parking
 View: Bay, Ocean View
 Rental Price: \$12,500
 List PPSF: \$5
 Valuated Price: \$2,690,000
 Valuated PPSF: \$1,034

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

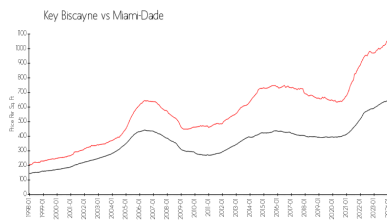
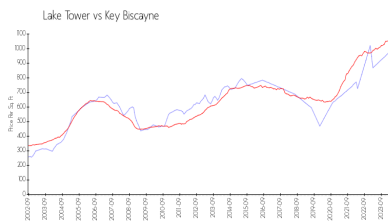
Number of units: 75
 Number of active listings for rent: 3
 Number of active listings for sale: 7
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

Building Association Information

The Ocean Club - Lake Tower
 795 Crandon Blvd.
 Key Biscayne, FL 33149
 305-365-2822

<http://www.oceanclubkeybiscayne.org/Default.aspx?p=DynamicModule&pageid=301066&ssid=185>

Market Information



Lake Tower: \$987/sq. ft. Key Biscayne: \$1074/sq. ft.
 Key Biscayne: \$1074/sq. ft. Miami-Dade: \$695/sq. ft.

Inventory for Sale

Lake Tower: 9%
 Key Biscayne: 2%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Lake Tower: 134 days
 Key Biscayne: 97 days

