

Unit N-1209 - Quadro (N&S)

N-1209 - 3900 Biscayne Blvd, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number: A11575421
 Status: Active
 Size: 640 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking
 View:
 List Price: \$700,000
 List PPSF: \$1,094
 Valuated Price: \$612,000
 Valuated PPSF: \$956

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.

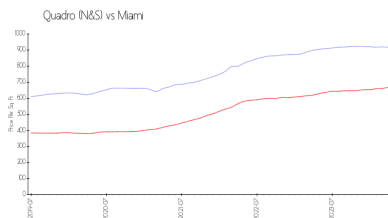
Building Information

Number of units: 198
 Number of active listings for rent: 0
 Number of active listings for sale: 30
 Building inventory for sale: 15%
 Number of sales over the last 12 months: 1
 Number of sales over the last 6 months: 0
 Number of sales over the last 3 months: 0

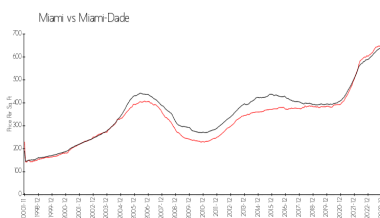
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
S-1010	795 sq ft	Aug 2023	\$670,000	\$843

Market Information



Quadro (N&S): \$917/sq. ft.
 Miami: \$669/sq. ft.



Miami: \$669/sq. ft.
 Miami-Dade: \$695/sq. ft.

Inventory for Sale

Quadro (N&S) 15%
 Miami 4%
 Miami-Dade 3%

Avg. Time to Close Over Last 12 Months

Quadro (N&S) 52 days
 Miami 84 days
 Miami-Dade 81 days

