Unit 10D - Monad Terrace

10D - 1300 Monad Ter, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11583822
Status:	Active
Size:	2,496 Sq ft.
Bedrooms:	3
Full Bathrooms:	3
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking,Valet Parking
View:	
List Price:	$4,950,000
List PPSF:	$1,983
Valuated Price:	$4,220,000
Valuated PPSF:	$1,860

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.

Built in 2021 - 59 units - 13 floors

Building Information

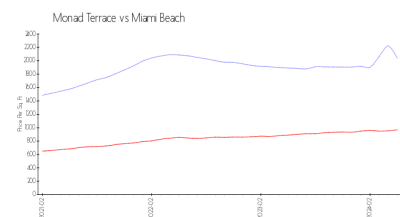|	
Number of units:	59
Number of active listings for rent:	0
Number of active listings for sale:	2
Building inventory for sale:	3%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

Building Association Information

Monad Terrace
Address: 1300 Monad Ter,
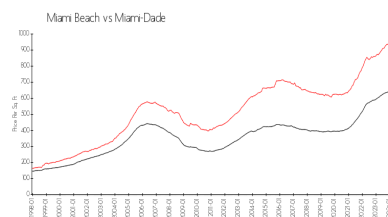Miami Beach, FL 33139
Phone: +1 786-800-2160

https://kwpmc.com/property/monad-terrace-condominium-association/

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
10B	2,691 sq ft	Apr 2024	$4,387,500	$1,630
4F	2,658 sq ft	Apr 2024	$6,400,000	$2,408
11C	1,910 sq ft	Feb 2024	$3,350,000	$1,754
2F	2,658 sq ft	Jan 2024	$6,500,000	$2,445
6D	2,269 sq ft	Jul 2023	$3,750,000	$1,653
9B	2,691 sq ft	Jul 2023	$4,000,000	$1,486

Market Information

Monad Terrace:	$2038/sq. ft.	Miami Beach:	$968/sq. ft.
Miami Beach:	$968/sq. ft.	Miami-Dade:	$703/sq. ft.

Inventory for Sale

Monad Terrace	3%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Monad Terrace	108 days
Miami Beach	97 days
Miami-Dade	81 days