

# Unit 1503 - Club Tower 3

1503 - 781 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number: A11416797  
 Status: Active  
 Size: 2,500 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 4  
 Half Bathrooms: 1  
 Parking Spaces: 2 Spaces,Assigned Parking,Valet Parking  
 View: Bay,Garden View,Direct Ocean,Water View  
 Rental Price: \$18,000  
 List PPSF: \$7  
 Valuated Price: \$3,603,000  
 Valuated PPSF: \$1,441

*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

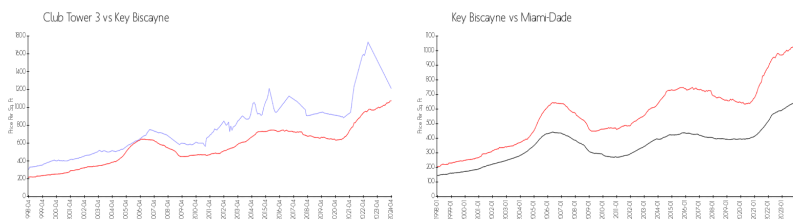
Number of units: 88  
 Number of active listings for rent: 5  
 Number of active listings for sale: 4  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

Club Towers Condo Association Inc  
 305 365-8302  
 305-365-8304  
 305-361-9975

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

## Market Information



Club Tower 3: \$1211/sq. ft.      Key Biscayne: \$1074/sq. ft.  
 Key Biscayne: \$1074/sq. ft.      Miami-Dade: \$694/sq. ft.

## Inventory for Sale

Club Tower 3: 5%  
 Key Biscayne: 2%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Club Tower 3: 43 days  
 Key Biscayne: 96 days



