

# Unit 108 - Ocean Sound - Key Colony 2

108 - 251 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number: A11508877  
 Status: Active  
 Size: 1,532 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Parking Garage  
 View:  
 Rental Price: \$5,900  
 List PPSF: \$4  
 Valuated Price: \$1,474,000  
 Valuated PPSF: \$962

*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.*

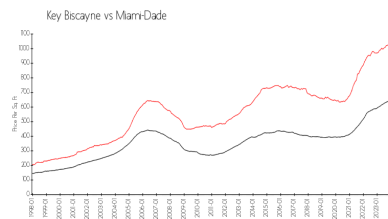
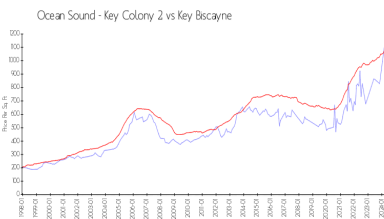
## Building Information

Number of units: 310  
 Number of active listings for rent: 0  
 Number of active listings for sale: 1  
 Building inventory for sale: 0%  
 Number of sales over the last 12 months: 6  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

## Building Association Information

Key Colony 2 Condominium Assn  
 Key Colony 1 Condominium  
 Association Inc, Tidemark,  
 251 Crandon Blvd,  
 Key Biscayne, FL 33149  
 Phone: (305) 361-9351

## Market Information



Ocean Sound - Key Colony 2:	\$1158/sq. ft.	Key Biscayne:	\$1074/sq. ft.
Key Biscayne:	\$1074/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Ocean Sound - Key Colony 2: 0%  
 Key Biscayne: 2%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Ocean Sound - Key Colony 2: 88 days  
 Key Biscayne: 97 days  
 Miami-Dade: 81 days

