

Unit 4401 - Brickell Heights East

4401 - 45 SW 9 St, Miami, FL, Miami-Dade 33130

Unit Information

MLS Number: A11563111
 Status: Active
 Size: 0 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: 1 Space
 View:
 List Price: \$1,300,000
 Valuated Price: \$1,306,000
 Valuated PPSF: \$862

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: 358
 Number of active listings for rent: 0
 Number of active listings for sale: 19
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 23
 Number of sales over the last 6 months: 13
 Number of sales over the last 3 months: 6

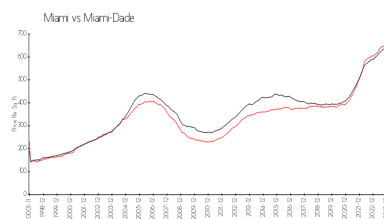
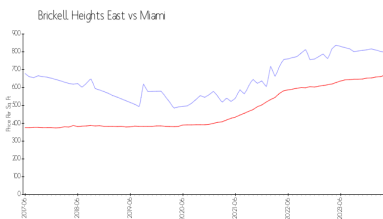
Building Association Information

Brickell Heights Condominium Association
 Address: 55 SW 9th St,
 Miami, FL 33130,
 Phone: +1 786-374-2088

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH4801	2,294 sq ft	May 2024	\$2,249,000	\$980
3010	756 sq ft	May 2024	\$590,000	\$780
2303		Mar 2024	\$910,000	
3209	738 sq ft	Mar 2024	\$560,000	\$759
4509	1,500 sq ft	Mar 2024	\$1,150,000	\$767

Market Information



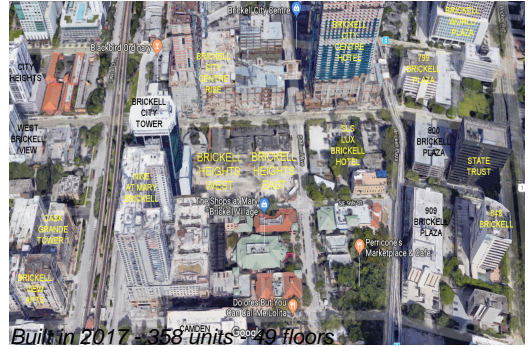
Brickell Heights East: \$797/sq. ft.
 Miami: \$669/sq. ft.

Miami: \$669/sq. ft.
 Miami-Dade: \$694/sq. ft.

Inventory for Sale

Brickell Heights East: 5%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



Brickell Heights East
Miami
Miami-Dade

112 days
84 days
81 days