

# Unit 501 - Commodore Club East

501 - 177 Ocean Lane Dr, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number: A11572952  
 Status: Active  
 Size: 1,930 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$5,200,000  
 List PPSF: \$2,694  
 Valuated Price: \$2,468,000  
 Valuated PPSF: \$1,279

*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: 185  
 Number of active listings for rent: 5  
 Number of active listings for sale: 2  
 Building inventory for sale: 1%  
 Number of sales over the last 12 months: 7  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 3

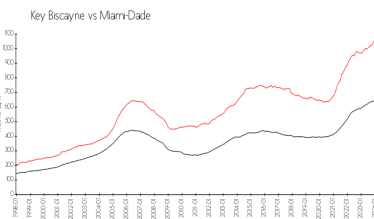
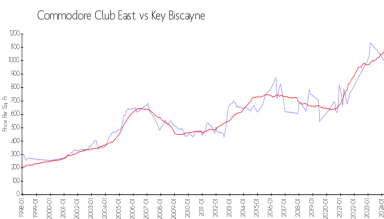
## Building Association Information

Commodore Club Number One condominium  
 (305) 361-1157 & (305) 361-1656

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1103	840 sq ft	Apr 2024	\$800,000	\$952
1102		Mar 2024	\$800,000	
614	1,469 sq ft	Feb 2024	\$1,150,000	\$783
1212	1,260 sq ft	Nov 2023	\$1,355,000	\$1,075
1204	1,260 sq ft	Oct 2023	\$1,235,000	\$980

## Market Information



Commodore Club East:	\$990/sq. ft.	Key Biscayne:	\$1074/sq. ft.
Key Biscayne:	\$1074/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Commodore Club East: 1%  
 Key Biscayne: 2%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months



Commodore Club East  
Key Biscayne  
Miami-Dade

46 days  
96 days  
81 days