

Unit 402 - Baltus House

402 - 4250 Biscayne Blvd, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number: F10433862
 Status: Active
 Size: 1,044 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 0
 Parking Spaces: Assigned Parking,Covered Parking,Guest Parking
 View: Garden View,Other View
 List Price: \$595,000
 List PPSF: \$570
 Valuated Price: \$518,000
 Valuated PPSF: \$496

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: 167
 Number of active listings for rent: 0
 Number of active listings for sale: 14
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 1

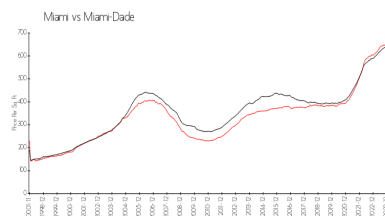
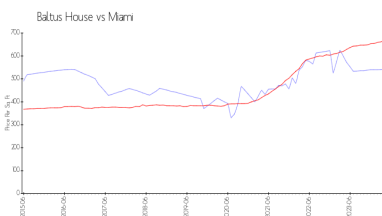
Building Association Information

Baltus House Condo Association
 4250 Biscayne Blvd Miami FL 33137
 Phone Number 786-646-9696

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
510	472 sq ft	Mar 2024	\$300,000	\$636
1507	747 sq ft	Feb 2024	\$460,000	\$616
512	640 sq ft	Dec 2023	\$410,000	\$641
1511	648 sq ft	Dec 2023	\$430,000	\$664
810	472 sq ft	Nov 2023	\$285,000	\$604

Market Information



Baltus House: \$542/sq. ft.
 Miami: \$669/sq. ft.

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

Inventory for Sale

Baltus House 8%
 Miami 4%
 Miami-Dade 3%



Avg. Time to Close Over Last 12 Months

Baltus House	77 days
Miami	84 days
Miami-Dade	81 days