

Unit 1111 - Canyon Ranch Carillon

1111 - 6801 Collins Av, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number:	A11186165
Status:	Active
Size:	662 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$629,000
List PPSF:	\$950
Valuated Price:	\$583,000
Valuated PPSF:	\$881

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:	230
Number of active listings for rent:	0
Number of active listings for sale:	22
Building inventory for sale:	9%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

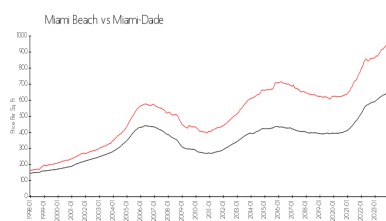
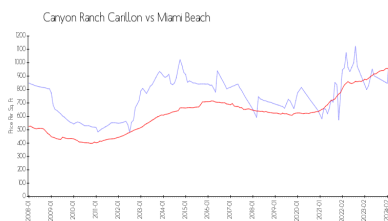
Building Association Information

Canyon Ranch Living Miami Beach Condo Association Management Office
6801 Collins Ave Miami Beach FL 33140
305-514 7000

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
710	662 sq ft	Apr 2024	\$686,667	\$1,037
811	720 sq ft	Mar 2024	\$615,000	\$854
LPH04	1,103 sq ft	Feb 2024	\$850,000	\$771
1103	662 sq ft	Jan 2024	\$560,000	\$846
718	840 sq ft	Aug 2023	\$675,000	\$804

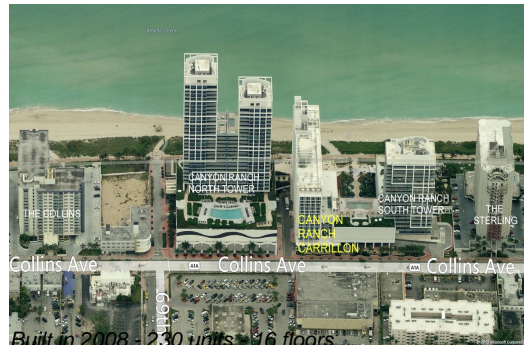
Market Information



Canyon Ranch Carillon:	\$961/sq. ft.	Miami Beach:	\$952/sq. ft.
Miami Beach:	\$952/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Canyon Ranch Carillon	10%
Miami Beach	4%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Canyon Ranch Carillon	98 days
Miami Beach	97 days
Miami-Dade	81 days