

Unit 307 - Ocean Point

307 - 345 Ocean Dr, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number: A11288003
 Status: Active
 Size: 656 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking, Parking-Under Building
 View:
 List Price: \$595,900
 List PPSF: \$908
 Valuated Price: \$465,000
 Valuated PPSF: \$709

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: 237
 Number of active listings for rent: 0
 Number of active listings for sale: 3
 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: 2

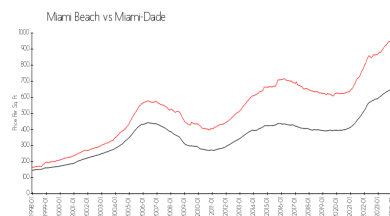
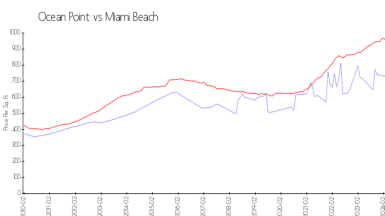
Building Association Information

Ocean Point Association
 Address: 345 Ocean Dr,
 Miami Beach, FL 33139,
 Phone: +1 305-673-0716

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
219	659 sq ft	Apr 2024	\$349,000	\$530
421	656 sq ft	Mar 2024	\$425,000	\$648
507	656 sq ft	Nov 2023	\$390,000	\$595
708	659 sq ft	Oct 2023	\$515,000	\$781
525	605 sq ft	Sep 2023	\$370,000	\$612

Market Information



Ocean Point: \$729/sq. ft.
 Miami Beach: \$954/sq. ft.
 Miami-Dade: \$703/sq. ft.

Inventory for Sale

Ocean Point: 1%
 Miami Beach: 4%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Ocean Point	95 days
Miami Beach	97 days
Miami-Dade	80 days