

Unit 2601 - Canyon Ranch North

2601 - 6899 Collins Av, Miami Beach, FL, Miami-Dade 33141

Unit Information

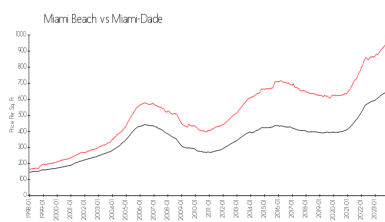
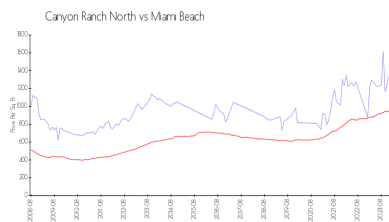
MLS Number:	A11359890
Status:	Active
Size:	1,565 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	
View:	Ocean View,Direct Ocean
Rental Price:	\$11,900
List PPSF:	\$8
Valuated Price:	\$2,517,000
Valuated PPSF:	\$1,608

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:	207
Number of active listings for rent:	15
Number of active listings for sale:	12
Building inventory for sale:	5%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

Market Information



Canyon Ranch North:	\$1246/sq. ft.	Miami Beach:	\$948/sq. ft.
Miami Beach:	\$948/sq. ft.	Miami-Dade:	\$710/sq. ft.

Inventory for Sale

Canyon Ranch North	6%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Canyon Ranch North	144 days
Miami Beach	97 days
Miami-Dade	81 days



Built in 2008 - 207 units - 34 floors