

# Unit 2802 - Espirito Santo - Mayfield

2802 - 1395 Brickell Av, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11440659  
 Status: Active  
 Size: 827 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$720,000  
 List PPSF: \$871  
 Valuated Price: \$518,000  
 Valuated PPSF: \$626

*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.*

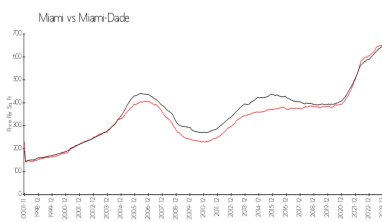
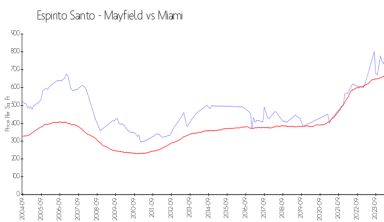
## Building Information

Number of units: 116  
 Number of active listings for rent: 4  
 Number of active listings for sale: 4  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 8  
 Number of sales over the last 3 months: 4

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2710	729 sq ft	Apr 2024	\$575,000	\$789
3212	829 sq ft	Feb 2024	\$635,000	\$766
3207	966 sq ft	Feb 2024	\$694,500	\$719
2604	829 sq ft	Feb 2024	\$560,000	\$676
3012	829 sq ft	Dec 2023	\$610,000	\$736
3205	804 sq ft	Dec 2023	\$60,000	\$75

## Market Information



Espirito Santo - Mayfield:	\$758/sq. ft.	Miami:	\$665/sq. ft.
Miami:	\$665/sq. ft.	Miami-Dade:	\$703/sq. ft.

## Inventory for Sale

Espirito Santo - Mayfield: 3%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Espirito Santo - Mayfield: 107 days  
 Miami: 84 days  
 Miami-Dade: 81 days

