

# Unit 603 - One Bay Harbor

603 - 1150 101 St, Bay Harbor, FL, Miami-Dade 33154

## Unit Information

MLS Number: A11462947  
 Status: Active  
 Size: 1,296 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces  
 View:  
 List Price: \$908,500  
 List PPSF: \$701  
 Valuated Price: \$821,000  
 Valuated PPSF: \$633

*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.*

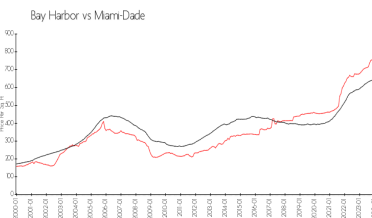
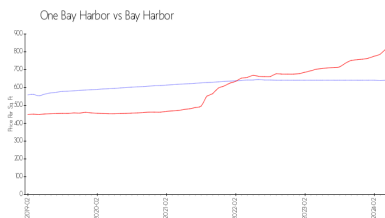
## Building Information

Number of units: 17  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 17%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Recent Sales

| Unit # | Size      | Closing Date | Sale Price | PPSF |
|--------|-----------|--------------|------------|------|
| 602    | 955 sq ft | Mar 2024     | \$64,500   | \$68 |

## Market Information



|                 |               |             |               |
|-----------------|---------------|-------------|---------------|
| One Bay Harbor: | \$641/sq. ft. | Bay Harbor: | \$818/sq. ft. |
| Bay Harbor:     | \$818/sq. ft. | Miami-Dade: | \$698/sq. ft. |

## Inventory for Sale

One Bay Harbor: 18%  
 Bay Harbor: 5%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

One Bay Harbor: 114 days  
 Bay Harbor: 115 days  
 Miami-Dade: 81 days

