

Unit 601 - 26 Edgewater

601 - 321 NE 26 St, Edgewater, FL, Miami-Dade 33137

Unit Information

MLS Number: A11472354
 Status: Active
 Size: 821 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$475,000
 List PPSF: \$579
 Valuated Price: \$447,000
 Valuated PPSF: \$544

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: 86
 Number of active listings for rent: 0
 Number of active listings for sale: 4
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 5
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

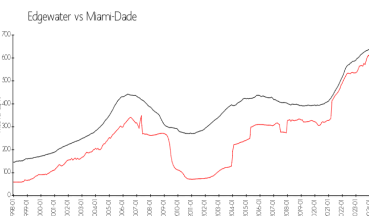
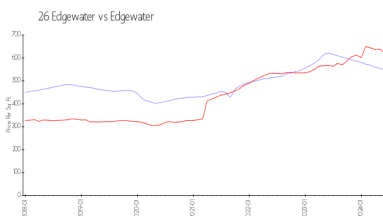
Building Association Information

26 Edgewater Condominium
 Address: 321 NE 26th St,
 Miami, FL 33137
 Phone: +1 305-602-0908

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
812	815 sq ft	Apr 2024	\$450,000	\$552
618	560 sq ft	Mar 2024	\$360,000	\$643
502	560 sq ft	Jan 2024	\$390,000	\$696
616	574 sq ft	Dec 2023	\$365,000	\$636
705	560 sq ft	Oct 2023	\$360,000	\$643

Market Information



26 Edgewater: \$549/sq. ft.
 Edgewater: \$621/sq. ft.

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 Miami-Dade: \$704/sq. ft.

Inventory for Sale

26 Edgewater 5%
 Edgewater 4%
 Miami-Dade 3%



Avg. Time to Close Over Last 12 Months

26 Edgewater	63 days
Edgewater	93 days
Miami-Dade	83 days