

Unit 4606 - Ten Museum Park

4606 - 1040 Biscayne Blvd, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11474690
 Status: Active
 Size: 2,560 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Electric Vehicle Charging Station,Valet Parking

View:
 List Price: \$3,500,000
 List PPSF: \$1,367
 Valuated Price: \$2,269,000
 Valuated PPSF: \$886

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.



Built in 2007 - 200 units - 48 floors

Building Information

Number of units: 200
 Number of active listings for rent: 16
 Number of active listings for sale: 8
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 16
 Number of sales over the last 6 months: 9
 Number of sales over the last 3 months: 3

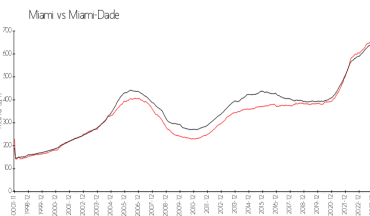
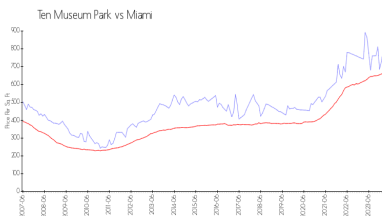
Building Association Information

Ten Museum Park Condominium Association
 (305) 358-8631

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1901	1,735 sq ft	Mar 2024	\$1,875,000	\$1,081
3307	1,123 sq ft	Mar 2024	\$745,000	\$663
2508	808 sq ft	Jan 2024	\$516,500	\$639
3402	1,802 sq ft	Jan 2024	\$1,500,000	\$832
4207	2,581 sq ft	Dec 2023	\$1,899,000	\$736
4008	808 sq ft	Dec 2023	\$529,000	\$655

Market Information



Ten Museum Park: \$854/sq. ft.
 Miami: \$665/sq. ft.

Miami: \$665/sq. ft.
 Miami-Dade: \$703/sq. ft.

Inventory for Sale

Ten Museum Park: 4%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Ten Museum Park	61 days
Miami	84 days
Miami-Dade	81 days