

# Unit 808 - Gallery Art - Mondrian

808 - 402 NE 25 St, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number:	A11475160
Status:	Active
Size:	692 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	Assigned Parking,Covered Parking,Guest Parking
View:	
List Price:	\$395,000
List PPSF:	\$571
Valuated Price:	\$361,000
Valuated PPSF:	\$522

*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:	176
Number of active listings for rent:	4
Number of active listings for sale:	3
Building inventory for sale:	1%
Number of sales over the last 12 months:	5
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

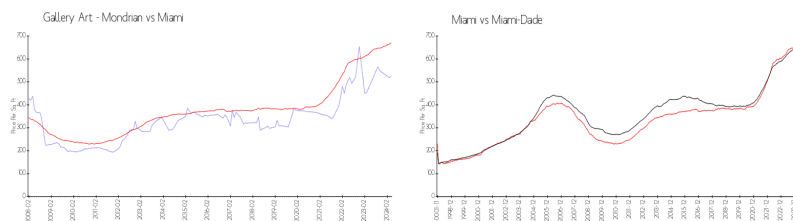
## Building Association Information

Gallery Art Condominium Association Inc  
(305) 573-0809

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1104	722 sq ft	Mar 2024	\$380,000	\$526
904	722 sq ft	Mar 2024	\$380,000	\$526
601	1,068 sq ft	Jan 2024	\$540,000	\$506
1907	693 sq ft	Nov 2023	\$420,000	\$606
803	692 sq ft	Sep 2023	\$390,000	\$564

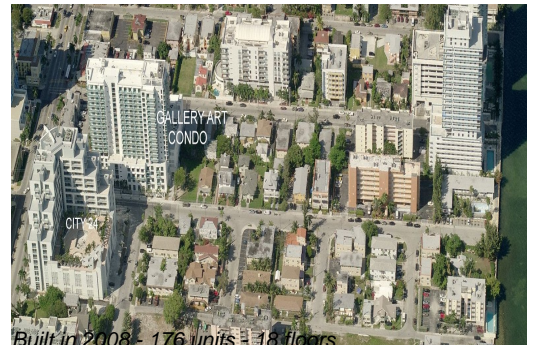
## Market Information



Gallery Art - Mondrian:	\$524/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Gallery Art - Mondrian	2%
Miami	4%
Miami-Dade	3%



Built in 2008 - 176 units - 18 floors

**Avg. Time to Close Over Last 12 Months**

Gallery Art - Mondrian	62 days
Miami	84 days
Miami-Dade	81 days