

# Unit 801 - Sailboat Cay

801 - 13499 Biscayne Blvd, North Miami, FL, Miami-Dade 33181

## Unit Information

MLS Number: A11477641  
 Status: Active  
 Size: 1,050 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$2,200  
 List PPSF: \$2  
 Valuated Price: \$175,000  
 Valuated PPSF: \$167

*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.*

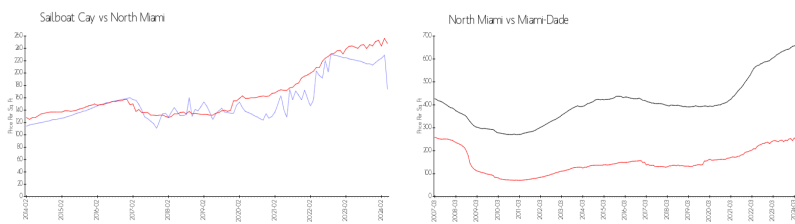
## Building Information

Number of units: 187  
 Number of active listings for rent: 0  
 Number of active listings for sale: 25  
 Building inventory for sale: 13%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 2

## Building Association Information

Sailboat Cay Condominium  
 13499 Biscayne Blvd Ste 219  
 North Miami, FL 33181  
 Phone number (305) 944-4929  
 (305) 940-2147

## Market Information



|               |               |              |               |
|---------------|---------------|--------------|---------------|
| Sailboat Cay: | \$174/sq. ft. | North Miami: | \$248/sq. ft. |
| North Miami:  | \$248/sq. ft. | Miami-Dade:  | \$698/sq. ft. |

## Inventory for Sale

|              |     |
|--------------|-----|
| Sailboat Cay | 13% |
| North Miami  | 5%  |
| Miami-Dade   | 3%  |

## Avg. Time to Close Over Last 12 Months

|              |          |
|--------------|----------|
| Sailboat Cay | 130 days |
| North Miami  | 81 days  |
| Miami-Dade   | 81 days  |

