

# Unit 2E - Champlain Tower East

2E - 8855 Collins Ave, Surfside, FL, Miami-Dade 33154

## Unit Information

MLS Number:	A11484818
Status:	Active
Size:	1,150 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space,Guest Parking,Valet Parking
View:	
List Price:	\$600,000
List PPSF:	\$522
Valuated Price:	\$538,000
Valuated PPSF:	\$468

*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:	99
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	6%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

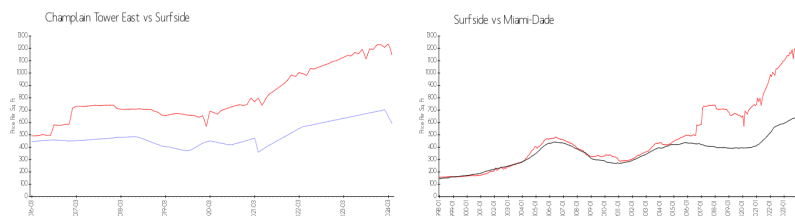
## Building Association Information

Champlain Towers East Condo  
Address: 8855 Collins Ave,  
Surfside, FL 33154  
Phone: +1 305-866-1210

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
10C	1,500 sq ft	Feb 2024	\$1,200,000	\$800
11E	1,150 sq ft	Dec 2023	\$575,000	\$500

## Market Information



Champlain Tower East:	\$593/sq. ft.	Surfside:	\$1147/sq. ft.
Surfside:	\$1147/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Champlain Tower East	6%
Surfside	5%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Champlain Tower East	63 days
Surfside	90 days
Miami-Dade	81 days