

Unit 1803 - Villa Regina

1803 - 1581 Brickell Av, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11485014
 Status: Active Under Contract
 Size: 2,005 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: Assigned Parking,Covered Parking,Parking-Under Building
 View:
 List Price: \$1,199,000
 List PPSF: \$598
 Valuated Price: \$1,320,000
 Valuated PPSF: \$658

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: 199
 Number of active listings for rent: 2
 Number of active listings for sale: 3
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 4

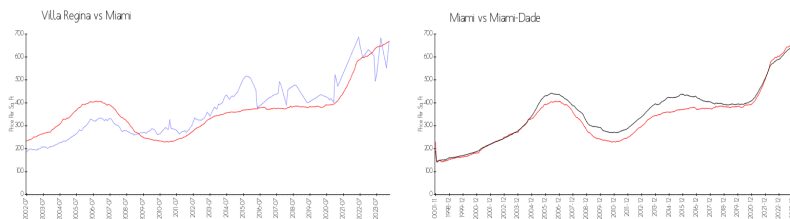
Building Association Information

Villa Regina Condominium Association
 (305) 858-1581

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1206	2,403 sq ft	Mar 2024	\$950,000	\$395
PH206	2,403 sq ft	Mar 2024	\$1,150,000	\$479
1501	3,060 sq ft	Feb 2024	\$2,200,000	\$719
503	4,126 sq ft	Jan 2024	\$2,150,000	\$521
1908	717 sq ft	Dec 2023	\$440,000	\$614

Market Information



Villa Regina: \$669/sq. ft. Miami: \$669/sq. ft.
 Miami: \$669/sq. ft. Miami-Dade: \$698/sq. ft.

Inventory for Sale

Villa Regina 2%
 Miami 4%
 Miami-Dade 3%

Avg. Time to Close Over Last 12 Months

Villa Regina
Miami
Miami-Dade

85 days
84 days
81 days