

Unit 2309 - Murano Grande

2309 - 400 Alton Rd, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11496461
Status:	Active
Size:	1,437 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	
List Price:	\$1,790,000
List PPSF:	\$1,246
Valuated Price:	\$1,778,000
Valuated PPSF:	\$1,237

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:	257
Number of active listings for rent:	14
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	8
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

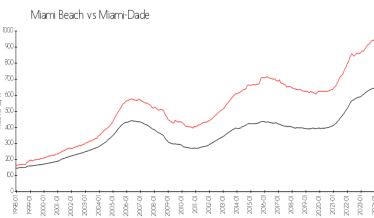
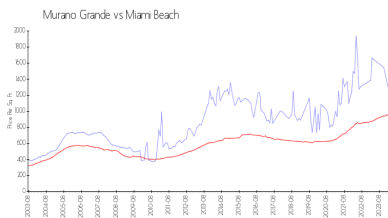
Building Association Information

Murano Grande Condo Association
(305) 531-2946

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1505	1,400 sq ft	Apr 2024	\$1,600,000	\$1,143
1902	1,874 sq ft	Feb 2024	\$2,000,000	\$1,067
611	1,649 sq ft	Feb 2024	\$1,236,000	\$750
1901	2,003 sq ft	Feb 2024	\$3,000,000	\$1,498
2004	1,425 sq ft	Jan 2024	\$2,450,000	\$1,719

Market Information

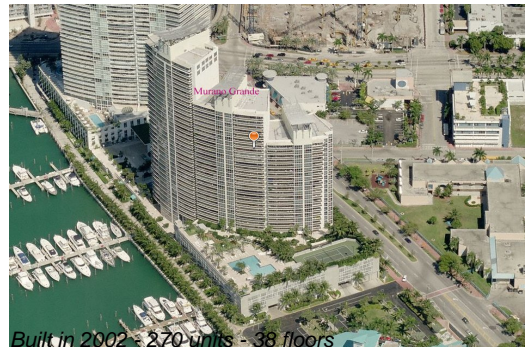


Murano Grande:	\$1602/sq. ft.	Miami Beach:	\$952/sq. ft.
Miami Beach:	\$952/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Murano Grande	3%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Murano Grande
Miami Beach
Miami-Dade

89 days
98 days
81 days