

# Unit 2504 - Bristol Tower

2504 - 2127 Brickell Av, Miami, FL, Miami-Dade 33129

## Unit Information

MLS Number: A11498315  
 Status: Active  
 Size: 2,070 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces:  
 View: Bay, Water View  
 Rental Price: \$11,385  
 List PPSF: \$6  
 Valuated Price: \$2,256,000  
 Valuated PPSF: \$1,090

*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.*

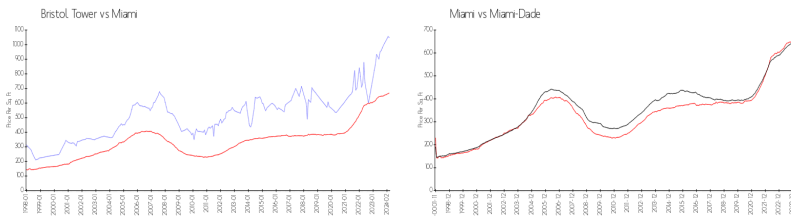
## Building Information

Number of units: 146  
 Number of active listings for rent: 3  
 Number of active listings for sale: 6  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 11  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

## Building Association Information

Bristol Tower Condominium Association  
 (305) 856-2200 & (305) 856-7670

## Market Information



Bristol Tower:	\$1047/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Bristol Tower 4%  
 Miami 4%  
 Miami-Dade 3%

## Avg. Time to Close Over Last 12 Months

Bristol Tower 80 days  
 Miami 84 days  
 Miami-Dade 81 days

