

# Unit 2204 - Mint Riverfront

2204 - 92 SW 3 St, Miami, FL, Miami-Dade 33130

## Unit Information

|                 |                          |
|-----------------|--------------------------|
| MLS Number:     | A11502577                |
| Status:         | Active                   |
| Size:           | 1,121 Sq ft.             |
| Bedrooms:       | 2                        |
| Full Bathrooms: | 2                        |
| Half Bathrooms: |                          |
| Parking Spaces: | 1 Space,Assigned Parking |
| View:           | Other View,River         |
| Rental Price:   | \$4,000                  |
| List PPSF:      | \$4                      |
| Valuated Price: | \$555,000                |
| Valuated PPSF:  | \$495                    |

*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.*

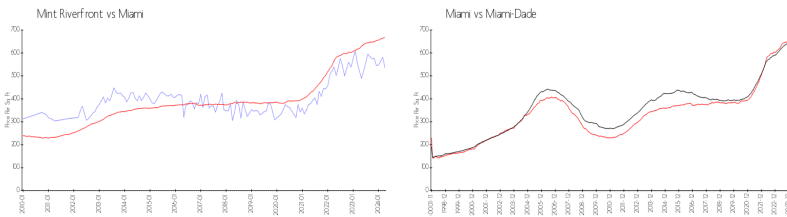
## Building Information

|  |     |
|--|-----|
| Number of units:                         | 530 |
| Number of active listings for rent:      | 43  |
| Number of active listings for sale:      | 11  |
| Building inventory for sale:             | 2%  |
| Number of sales over the last 12 months: | 24  |
| Number of sales over the last 6 months:  | 9   |
| Number of sales over the last 3 months:  | 6   |

## Building Association Information

Mint Condo Association  
 92 SW 3rd St, Miami, FL 33130  
 (305) 961-1620

## Market Information



|                  |               |             |               |
|------------------|---------------|-------------|---------------|
| Mint Riverfront: | \$536/sq. ft. | Miami:      | \$669/sq. ft. |
| Miami:           | \$669/sq. ft. | Miami-Dade: | \$698/sq. ft. |

## Inventory for Sale

|                 |    |
|-----------------|----|
| Mint Riverfront | 2% |
| Miami           | 4% |
| Miami-Dade      | 3% |

## Avg. Time to Close Over Last 12 Months

|                 |          |
|-----------------|----------|
| Mint Riverfront | 116 days |
| Miami           | 84 days  |
| Miami-Dade      | 81 days  |

