

# Unit 10-K - 5600 Collins

10-K - 5600 Collins Av, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number: A11503664  
 Status: Active Under Contract  
 Size: 1,190 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking  
 View:  
 List Price: \$645,000  
 List PPSF: \$542  
 Valuated Price: \$643,000  
 Valuated PPSF: \$540

*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: 286  
 Number of active listings for rent: 15  
 Number of active listings for sale: 8  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 13  
 Number of sales over the last 6 months: 5  
 Number of sales over the last 3 months: 3

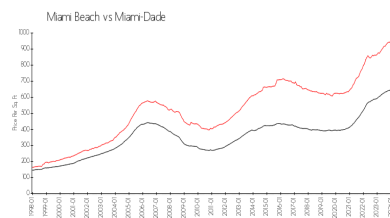
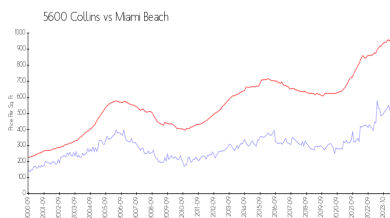
## Building Association Information

5600 Condominium Association, Inc  
 305-865-7820 Ext 29  
 5600condomanager@bellsouth.net

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
16L	930 sq ft	Mar 2024	\$425,000	\$457
8T	1,660 sq ft	Feb 2024	\$665,000	\$401
7-F	1,750 sq ft	Feb 2024	\$945,000	\$540
12L	930 sq ft	Jan 2024	\$445,000	\$478
10V	1,190 sq ft	Nov 2023	\$480,000	\$403

## Market Information

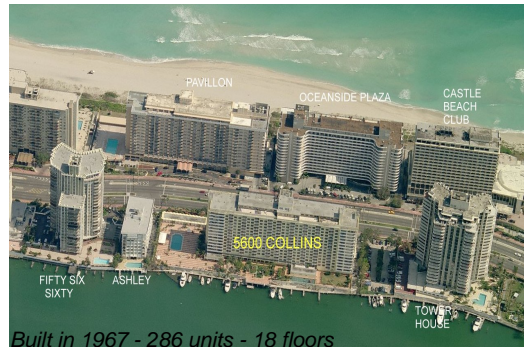


5600 Collins: \$493/sq. ft.  
 Miami Beach: \$952/sq. ft.

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

## Inventory for Sale

5600 Collins 3%  
 Miami Beach 4%  
 Miami-Dade 3%



## **Avg. Time to Close Over Last 12 Months**

5600 Collins	51 days
Miami Beach	98 days
Miami-Dade	81 days