

Unit 2106 - 500 Brickell East Tower

2106 - 500 Brickell Av, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11503665
 Status: Active
 Size: 738 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$495,000
 List PPSF: \$671
 Valuated Price: \$406,000
 Valuated PPSF: \$550

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: 320
 Number of active listings for rent: 19
 Number of active listings for sale: 9
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 11
 Number of sales over the last 6 months: 6
 Number of sales over the last 3 months: 4

Building Association Information

Atlantic and Pacific Management

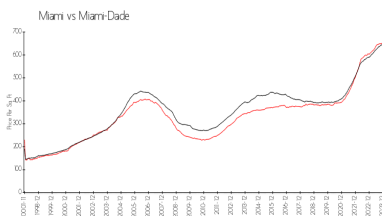
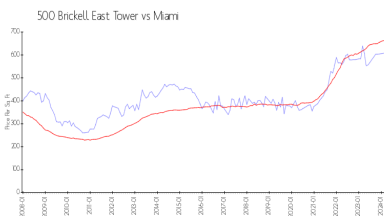
305 867 2245 & 786-270-2502

http://atlanticandpacific.net/500brickell/outside_home.asp

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 2403 | 754 sq ft | Apr 2024 | \$465,000 | \$617 |
| 3502 | 1,146 sq ft | Apr 2024 | \$770,000 | \$672 |
| 3705 | 1,124 sq ft | Apr 2024 | \$750,000 | \$667 |
| 2002 | 1,146 sq ft | Mar 2024 | \$727,000 | \$634 |
| 4002 | 1,146 sq ft | Dec 2023 | \$740,000 | \$646 |

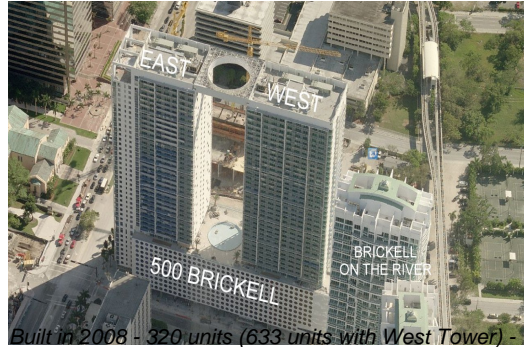
Market Information



| | | | |
|--------------------------|---------------|-------------|---------------|
| 500 Brickell East Tower: | \$608/sq. ft. | Miami: | \$665/sq. ft. |
| Miami: | \$665/sq. ft. | Miami-Dade: | \$703/sq. ft. |

Inventory for Sale

500 Brickell East Tower: 3%
 Miami: 4%



Miami-Dade

3%

Avg. Time to Close Over Last 12 Months

500 Brickell East Tower

61 days

Miami

84 days

Miami-Dade

81 days