

Unit 1607 - Fontainebleau III Sorrento

1607 - 4391 Collins Av, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number: A11512712
 Status: Active
 Size: 958 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Valet Parking
 View:
 List Price: \$1,990,000
 List PPSF: \$2,077
 Valuated Price: \$2,046,000
 Valuated PPSF: \$2,024

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.

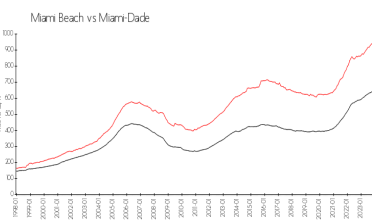
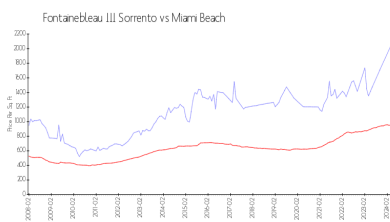
Building Information

Number of units: 286
 Number of active listings for rent: 0
 Number of active listings for sale: 12
 Building inventory for sale: 4%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 0

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
811	521 sq ft	Jan 2024	\$930,000	\$1,785
504	544 sq ft	Oct 2023	\$870,000	\$1,599
1007	958 sq ft	Sep 2023	\$1,490,000	\$1,555
906	544 sq ft	Jul 2023	\$930,000	\$1,710
916	538 sq ft	Jun 2023	\$650,000	\$1,208

Market Information



Fontainebleau III Sorrento:	\$2042/sq. ft.	Miami Beach:	\$952/sq. ft.
Miami Beach:	\$952/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Fontainebleau III Sorrento: 4%
 Miami Beach: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Fontainebleau III Sorrento: 132 days
 Miami Beach: 98 days
 Miami-Dade: 81 days

