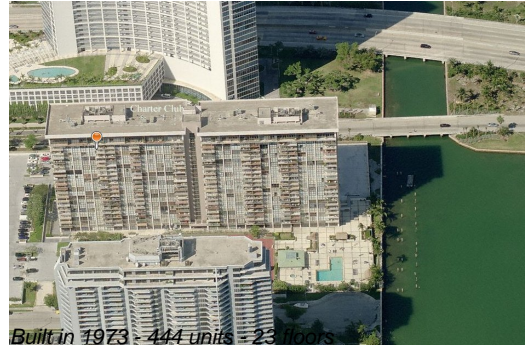


# Unit PH4 - Charter Club

PH4 - 600 NE 36 St, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number: A11514479  
Status: Active  
Size: 1,640 Sq ft.  
Bedrooms: 2  
Full Bathrooms: 2  
Half Bathrooms: 1  
Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking  
View:  
List Price: \$680,000  
List PPSF: \$415  
Valuated Price: \$759,000  
Valuated PPSF: \$463



*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: 444  
Number of active listings for rent: 8  
Number of active listings for sale: 17  
Building inventory for sale: 3%  
Number of sales over the last 12 months: 26  
Number of sales over the last 6 months: 7  
Number of sales over the last 3 months: 5

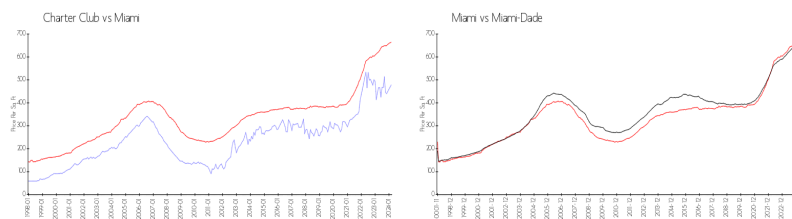
## Building Association Information

Charter Club Inc  
(305) 576-6100

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2014	990 sq ft	Apr 2024	\$467,000	\$472
1419	757 sq ft	Apr 2024	\$399,000	\$527
2023	1,096 sq ft	Mar 2024	\$530,000	\$484
1614	990 sq ft	Feb 2024	\$455,000	\$460
1710	955 sq ft	Feb 2024	\$425,000	\$445

## Market Information



Charter Club: \$479/sq. ft.      Miami: \$665/sq. ft.  
Miami: \$665/sq. ft.      Miami-Dade: \$703/sq. ft.

## Inventory for Sale

Charter Club: 4%  
Miami: 4%  
Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Charter Club  
Miami  
Miami-Dade

70 days  
84 days  
81 days