

Unit 1601 - Atlantis

1601 - 2025 Brickell Av, Miami, FL, Miami-Dade 33129

Unit Information

| | |
|-----------------|---------------------------------|
| MLS Number: | A11516243 |
| Status: | Active Under Contract |
| Size: | 2,149 Sq ft. |
| Bedrooms: | 3 |
| Full Bathrooms: | 3 |
| Half Bathrooms: | |
| Parking Spaces: | 2 Or More Spaces,Deeded Parking |
| View: | |
| List Price: | \$1,349,000 |
| List PPSF: | \$628 |
| Valuated Price: | \$1,245,000 |
| Valuated PPSF: | \$579 |

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

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|--|----|
| Number of units: | 96 |
| Number of active listings for rent: | 3 |
| Number of active listings for sale: | 1 |
| Building inventory for sale: | 1% |
| Number of sales over the last 12 months: | 4 |
| Number of sales over the last 6 months: | 3 |
| Number of sales over the last 3 months: | 2 |

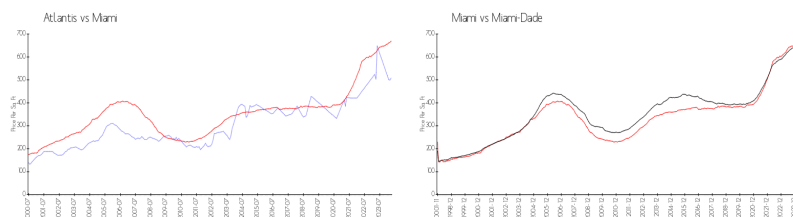
Building Association Information

Atlantis On Brickell Condo Association
305-285-1269 & 305-285-1751

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 603 | 1,636 sq ft | Mar 2024 | \$735,000 | \$449 |
| 1401 | 2,149 sq ft | Feb 2024 | \$1,200,000 | \$558 |
| 302 | 2,171 sq ft | Jan 2024 | \$1,220,000 | \$562 |
| 503 | 1,636 sq ft | Jul 2023 | \$650,000 | \$397 |

Market Information



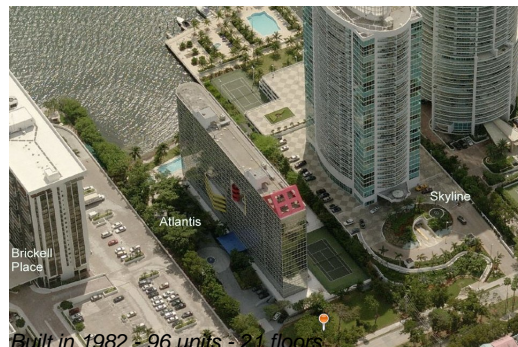
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|-----------|---------------|-------------|---------------|
| Atlantis: | \$509/sq. ft. | Miami: | \$669/sq. ft. |
| Miami: | \$669/sq. ft. | Miami-Dade: | \$698/sq. ft. |

Inventory for Sale

| | |
|------------|----|
| Atlantis | 1% |
| Miami | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|----------|----------|
| Atlantis | 130 days |
|----------|----------|



Miami
Miami-Dade

84 days
81 days