

Unit 756 - Jockey Club 3

756 - 11111 ter Biscayne Blvd, North Miami Beach, FL, Miami-Dade 33181

Unit Information

MLS Number: A11518421
 Status: Active
 Size: 1,638 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$429,000
 List PPSF: \$262
 Valuated Price: \$439,000
 Valuated PPSF: \$268

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: 148
 Number of active listings for rent: 2
 Number of active listings for sale: 11
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 3
 Number of sales over the last 3 months: 2

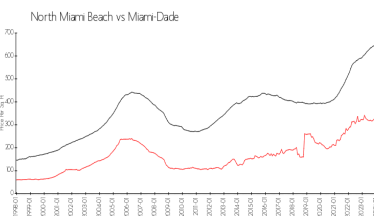
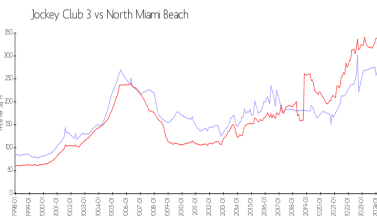
Building Association Information

Jockey Club Maintenance Association Inc
 11111 Biscayne Blvd, Miami, FL 33181
 (305) 891-2728

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1751	2,215 sq ft	Apr 2024	\$570,000	\$257
551	2,215 sq ft	Mar 2024	\$485,000	\$219
1754	1,638 sq ft	Jan 2024	\$405,000	\$247
1054	1,638 sq ft	Oct 2023	\$409,000	\$250
758	2,749 sq ft	Jun 2023	\$650,000	\$236
357	2,749 sq ft	Jun 2023	\$690,000	\$251
1252	2,215 sq ft	Jun 2023	\$455,000	\$205

Market Information



Jockey Club 3: \$271/sq. ft.
 North Miami Beach: \$338/sq. ft.

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 Miami-Dade: \$703/sq. ft.

Inventory for Sale

Jockey Club 3: 7%
 North Miami Beach: 8%
 Miami-Dade: 3%



Avg. Time to Close Over Last 12 Months

Jockey Club 3	53 days
North Miami Beach	118 days
Miami-Dade	81 days