

Unit 832 - Brickell Key 2

832 - 540 Brickell Key Dr, Miami, FL, Miami-Dade 33131

Unit Information

| | |
|-----------------|------------------|
| MLS Number: | A11519337 |
| Status: | Active |
| Size: | 1,200 Sq ft. |
| Bedrooms: | 2 |
| Full Bathrooms: | 2 |
| Half Bathrooms: | |
| Parking Spaces: | 2 Or More Spaces |
| View: | |
| List Price: | \$925,000 |
| List PPSF: | \$771 |
| Valuated Price: | \$834,000 |
| Valuated PPSF: | \$695 |

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: | 394 |
| Number of active listings for rent: | 15 |
| Number of active listings for sale: | 29 |
| Building inventory for sale: | 7% |
| Number of sales over the last 12 months: | 7 |
| Number of sales over the last 6 months: | 1 |
| Number of sales over the last 3 months: | 0 |

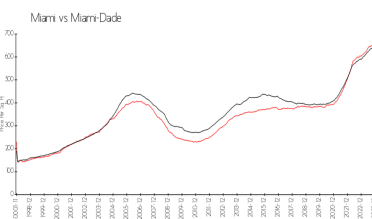
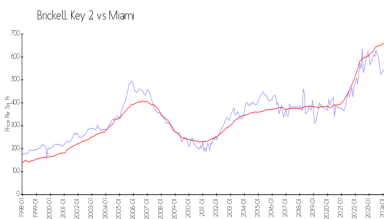
Building Association Information

Brickell Key two Condominium
305.381.7777

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|-------------|-------|
| 1820 | 1,550 sq ft | Nov 2023 | \$1,132,000 | \$730 |
| 730 | 370 sq ft | Oct 2023 | \$272,500 | \$736 |
| 1124 | 640 sq ft | Aug 2023 | \$380,000 | \$594 |
| 1216 | 720 sq ft | Aug 2023 | \$420,000 | \$583 |
| 1807 | 470 sq ft | Jul 2023 | \$305,000 | \$649 |

Market Information

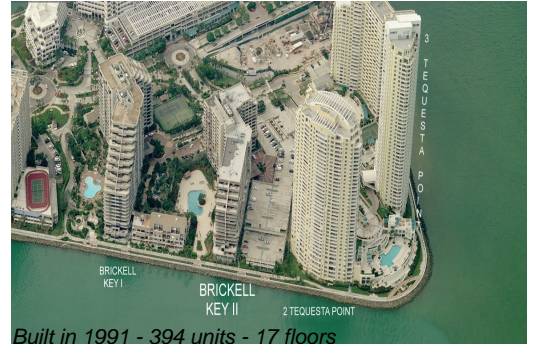


| | | | |
|-----------------|---------------|-------------|---------------|
| Brickell Key 2: | \$551/sq. ft. | Miami: | \$665/sq. ft. |
| Miami: | \$665/sq. ft. | Miami-Dade: | \$703/sq. ft. |

Inventory for Sale

| | |
|----------------|----|
| Brickell Key 2 | 7% |
| Miami | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months



Brickell Key 2
Miami
Miami-Dade

50 days
84 days
81 days