

# Unit 3706 - Bond (The)

3706 - 1080 Brickell Ave, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11522260  
 Status: Active  
 Size: 1,593 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Valet Parking  
 View:  
 List Price: \$1,550,000  
 List PPSF: \$973  
 Valuated Price: \$1,520,000  
 Valuated PPSF: \$954

*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: 328  
 Number of active listings for rent: 0  
 Number of active listings for sale: 19  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 20  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 5

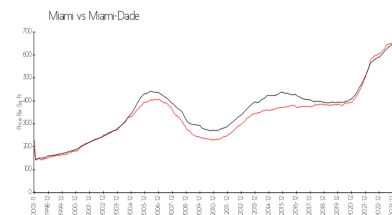
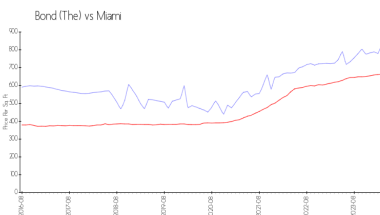
## Building Association Information

The Bond on Brickell  
 1080 Brickell Ave  
 Miami, FL 33131  
 (786) 592-7300  
 (305) 440-5095

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2806	906 sq ft	Mar 2024	\$640,000	\$706
713	1,078 sq ft	Mar 2024	\$790,000	\$733
2900	1,593 sq ft	Feb 2024	\$1,527,000	\$959
1403	748 sq ft	Feb 2024	\$550,000	\$735
2008	1,129 sq ft	Jan 2024	\$850,000	\$753
2909	1,134 sq ft	Jan 2024	\$900,000	\$794

## Market Information



Bond (The): \$838/sq. ft.  
 Miami: \$665/sq. ft.

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

## Inventory for Sale

Bond (The) 6%  
 Miami 4%



Miami-Dade

3%

**Avg. Time to Close Over Last 12 Months**

Bond (The)

90 days

Miami

84 days

Miami-Dade

81 days