

# Unit 1017 - Mutiny Condo

1017 - 2951 S Bayshore Dr, Miami, FL, Miami-Dade 33133

## Unit Information

|                 |            |
|-----------------|------------|
| MLS Number:     | A11522725  |
| Status:         | Active     |
| Size:           | 650 Sq ft. |
| Bedrooms:       | 1          |
| Full Bathrooms: | 1          |
| Half Bathrooms: |            |
| Parking Spaces: | 1 Space    |
| View:           |            |
| List Price:     | \$550,000  |
| List PPSF:      | \$846      |
| Valuated Price: | \$455,000  |
| Valuated PPSF:  | \$700      |

*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:                         | 172 |
| Number of active listings for rent:      | 8   |
| Number of active listings for sale:      | 8   |
| Building inventory for sale:             | 4%  |
| Number of sales over the last 12 months: | 11  |
| Number of sales over the last 6 months:  | 3   |
| Number of sales over the last 3 months:  | 3   |

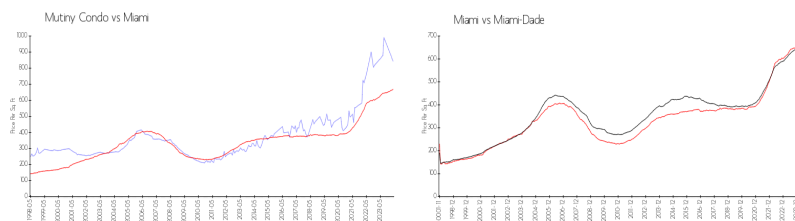
## Building Association Information

The Mutiny  
2951 South Bayshore Dr Miami  
305-441-2100

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 905    | 670 sq ft   | Mar 2024     | \$565,000  | \$843 |
| 702    | 1,120 sq ft | Mar 2024     | \$919,000  | \$821 |
| 1106   | 710 sq ft   | Feb 2024     | \$680,000  | \$958 |
| 603    | 740 sq ft   | Oct 2023     | \$600,000  | \$811 |
| 704    | 740 sq ft   | Oct 2023     | \$609,000  | \$823 |

## Market Information



|               |               |             |               |
|---------------|---------------|-------------|---------------|
| Mutiny Condo: | \$841/sq. ft. | Miami:      | \$669/sq. ft. |
| Miami:        | \$669/sq. ft. | Miami-Dade: | \$698/sq. ft. |

## Inventory for Sale

|              |    |
|--------------|----|
| Mutiny Condo | 5% |
| Miami        | 4% |
| Miami-Dade   | 3% |

## Avg. Time to Close Over Last 12 Months



Mutiny Condo  
Miami  
Miami-Dade

24 days  
84 days  
81 days