

# Unit 1043 - Four Ambassadors 3

1043 - 825 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11526562  
 Status: Active  
 Size: 580 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: Covered Parking  
 View:  
 List Price: \$395,000  
 List PPSF: \$681  
 Valuated Price: \$229,000  
 Valuated PPSF: \$395

*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: 171  
 Number of active listings for rent: 2  
 Number of active listings for sale: 3  
 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: 1

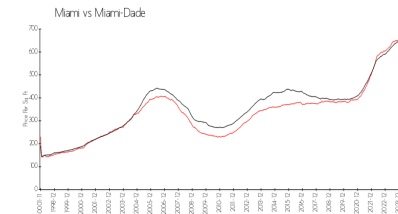
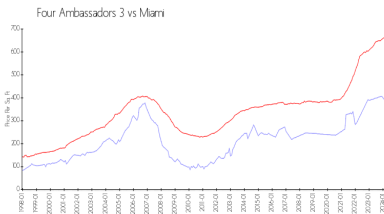
## Building Association Information

Four Ambassadors Association INC  
 Homeowners association (305) 374-6270

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
847	990 sq ft	Apr 2024	\$375,000	\$379
1044	990 sq ft	Dec 2023	\$390,000	\$394
747	990 sq ft	Dec 2023	\$364,000	\$368
1947	990 sq ft	Sep 2023	\$385,000	\$389

## Market Information



Four Ambassadors 3: \$387/sq. ft.  
 Miami: \$665/sq. ft.

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

## Inventory for Sale

Four Ambassadors 3: 2%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Four Ambassadors 3: 41 days



Miami  
Miami-Dade

84 days  
81 days