

Unit 2511 - Marina Blue

2511 - 888 Biscayne Blvd, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number:	A11534504
Status:	Active
Size:	845 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$630,000
List PPSF:	\$746
Valuated Price:	\$472,000
Valuated PPSF:	\$559

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:	514
Number of active listings for rent:	36
Number of active listings for sale:	10
Building inventory for sale:	1%
Number of sales over the last 12 months:	22
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	5

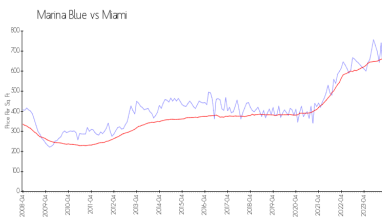
Building Association Information

Marina Blue Condominium
(305) 347-5340

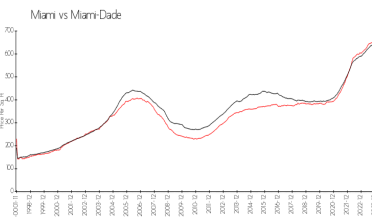
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4809	1,754 sq ft	Apr 2024	\$1,270,000	\$724
4104	1,208 sq ft	Apr 2024	\$725,000	\$600
1804	1,208 sq ft	Apr 2024	\$715,000	\$592
3504	1,208 sq ft	Mar 2024	\$677,000	\$560
4209	1,323 sq ft	Feb 2024	\$825,000	\$624

Market Information



Marina Blue: \$587/sq. ft.
Miami: \$665/sq. ft.



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

Inventory for Sale

Marina Blue	2%
Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Marina Blue
Miami
Miami-Dade

87 days
84 days
81 days