Unit 2208 - Icon Bay

2208 - 460 NE 28 St, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number:	A11539573
Status:	Active
Size:	1,395 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space,Covered Parking,Guest Parking,Valet Parking
View:	
List Price:	$1,250,000
List PPSF:	$896
Valuated Price:	$1,026,000
Valuated PPSF:	$735

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

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Number of units:	299
Number of active listings for rent:	0
Number of active listings for sale:	21
Building inventory for sale:	7%
Number of sales over the last 12 months:	17
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	2

Building Association Information

Icon Bay Apartments
Address: 460 NE 28th St,
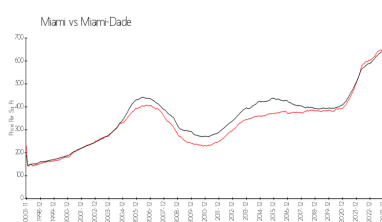Miami, FL 33137
Phone: +1 305-442-0055

Built in 2015 - 299 units - 43 floors

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
307	900 sq ft	Feb 2024	$767,500	$853
1006	1,073 sq ft	Feb 2024	$780,000	$727
2308	1,395 sq ft	Jan 2024	$1,175,000	$842
601	1,311 sq ft	Jan 2024	$800,000	$610
407	1,095 sq ft	Dec 2023	$775,000	$708
1603	1,107 sq ft	Dec 2023	$790,000	$714

Market Information
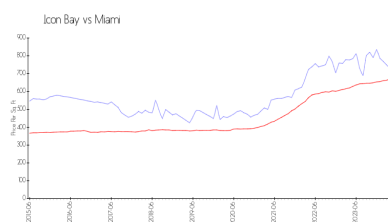
Icon Bay:	$729/sq. ft.	Miami:	$669/sq. ft.
Miami:	$669/sq. ft.	Miami-Dade:	$698/sq. ft.

Inventory for Sale

Icon Bay	7%
Miami	4%
Miami-Dade	3%
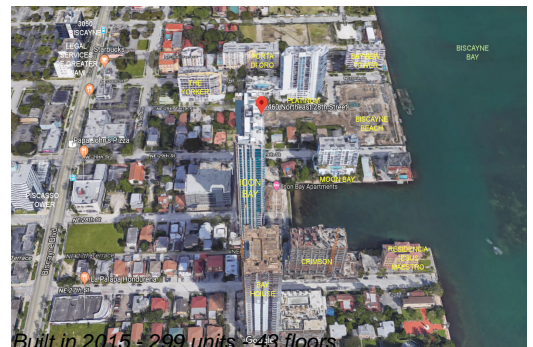
Avg. Time to Close Over Last 12 Months

Icon Bay	104 days
Miami	84 days
Miami-Dade	81 days