

Unit 237 - Botanica

237 - 181 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

Unit Information

MLS Number:	A11540318
Status:	Active
Size:	1,600 Sq ft.
Bedrooms:	3
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$1,225,000
List PPSF:	\$766
Valuated Price:	\$1,010,000
Valuated PPSF:	\$631

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:	288
Number of active listings for rent:	26
Number of active listings for sale:	4
Building inventory for sale:	1%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	0

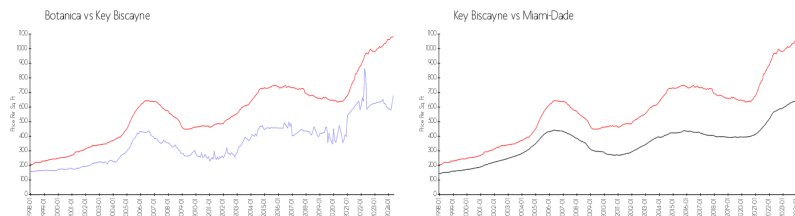
Building Association Information

Key Colony Number Four Condominium Association Inc Botanica
(305) 361-3662

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
333	1,600 sq ft	Mar 2024	\$920,000	\$575
337	1,600 sq ft	Dec 2023	\$940,000	\$588
445	1,892 sq ft	Nov 2023	\$1,270,000	\$671
359	1,820 sq ft	Nov 2023	\$1,290,000	\$709
202	1,820 sq ft	Oct 2023	\$1,425,000	\$783
275	1,720 sq ft	Oct 2023	\$1,170,000	\$680

Market Information



Botanica:	\$681/sq. ft.	Key Biscayne:	\$1083/sq. ft.
Key Biscayne:	\$1083/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

Botanica	1%
Key Biscayne	2%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Botanica
Key Biscayne
Miami-Dade

141 days
100 days
81 days