

# Unit 3806 - Continuum I (South Tower)

3806 - 100 S Pointe Dr, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number:	A11541175
Status:	Active
Size:	2,048 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	
View:	Ocean View,Direct Ocean,Water View
Rental Price:	\$30,000
List PPSF:	\$15
Valuated Price:	\$7,872,000
Valuated PPSF:	\$3,844

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.

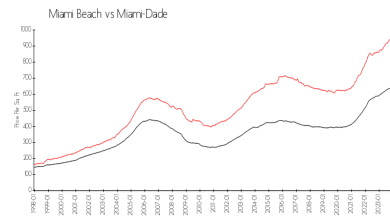
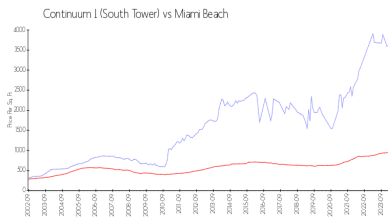
## Building Information

Number of units:	308
Number of active listings for rent:	28
Number of active listings for sale:	13
Building inventory for sale:	4%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	6

## Building Association Information

Continuum South Tower Condo association  
(305) 938-4240

## Market Information



Continuum I (South Tower):	\$3669/sq. ft.	Miami Beach:	\$937/sq. ft.
Miami Beach:	\$937/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Continuum I (South Tower)	4%
Miami Beach	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Continuum I (South Tower)	65 days
Miami Beach	97 days
Miami-Dade	81 days

