

# Unit TH-7 - Castle Beach Club

TH-7 - 5445 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

|                 |             |
|-----------------|-------------|
| MLS Number:     | A11541395   |
| Status:         | Active      |
| Size:           | 730 Sq ft.  |
| Bedrooms:       | 1           |
| Full Bathrooms: | 2           |
| Half Bathrooms: |             |
| Parking Spaces: | 1 Space     |
| View:           |             |
| List Price:     | \$1,550,000 |
| List PPSF:      | \$2,123     |
| Valuated Price: | \$808,000   |
| Valuated PPSF:  | \$1,107     |

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:                         | 535 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 11  |
| Building inventory for sale:             | 2%  |
| Number of sales over the last 12 months: | 3   |
| Number of sales over the last 6 months:  | 1   |
| Number of sales over the last 3 months:  | 1   |

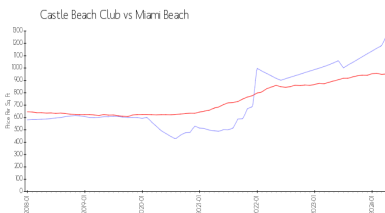
## Building Association Information

Soleil Apartments at Castle Beach Club  
 Address: 5445 Collins Ave,  
 Miami Beach, FL 33140  
 Phone: +1 305-749-7120

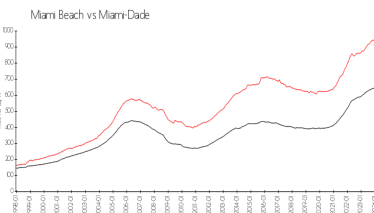
## Recent Sales

| Unit # | Size      | Closing Date | Sale Price | PPSF    |
|--------|-----------|--------------|------------|---------|
| 1718   | 400 sq ft | Mar 2024     | \$485,000  | \$1,213 |
| 935    | 430 sq ft | Jul 2023     | \$469,000  | \$1,091 |
| 635    | 430 sq ft | Jun 2023     | \$480,000  | \$1,116 |

## Market Information



Castle Beach Club: \$1267/sq. ft.  
 Miami Beach: \$952/sq. ft.



Miami Beach: \$952/sq. ft.  
 Miami-Dade: \$698/sq. ft.

## Inventory for Sale

|                   |    |
|-------------------|----|
| Castle Beach Club | 2% |
| Miami Beach       | 4% |
| Miami-Dade        | 3% |

## Avg. Time to Close Over Last 12 Months



Castle Beach Club  
Miami Beach  
Miami-Dade

7 days  
97 days  
81 days