

Unit 2712 - Rise Brickell City Centre

2712 - 88 SW 7 St, Miami, FL, Miami-Dade 33130

Unit Information

MLS Number: A11545623
 Status: Active Under Contract
 Size: 1,664 Sq ft.
 Bedrooms: 3
 Full Bathrooms: 3
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking,Valet Parking

View:
 List Price: \$1,499,000
 List PPSF: \$901
 Valuated Price: \$1,351,000
 Valuated PPSF: \$812

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: 389
 Number of active listings for rent: 0
 Number of active listings for sale: 28
 Building inventory for sale: 7%
 Number of sales over the last 12 months: 26
 Number of sales over the last 6 months: 12
 Number of sales over the last 3 months: 7

Building Association Information

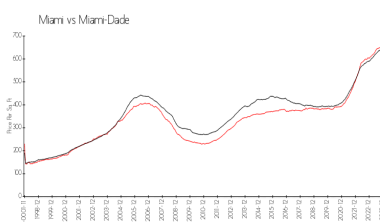
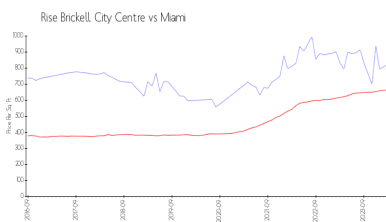
Rise Brickell City Centre
 88 SW 7th Street
 Miami FL 33130
 786 475 5342

<http://www.brickellcitycentre.com/residences/rise>

Recent Sales

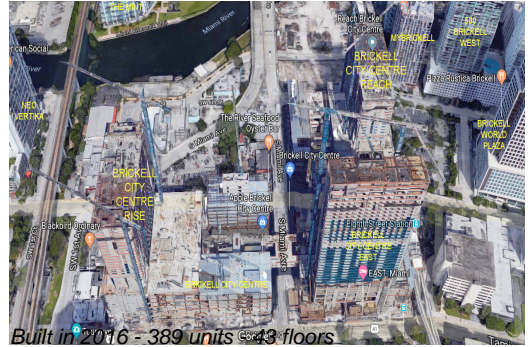
Unit #	Size	Closing Date	Sale Price	PPSF
2405	1,200 sq ft	Apr 2024	\$1,020,000	\$850
3502	1,691 sq ft	Apr 2024	\$1,280,000	\$757
1203	1,261 sq ft	Apr 2024	\$990,000	\$785
907	994 sq ft	Apr 2024	\$735,000	\$739
2612	1,664 sq ft	Apr 2024	\$1,375,000	\$826

Market Information



Rise Brickell City Centre:	\$824/sq. ft.	Miami:	\$665/sq. ft.
Miami:	\$665/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale



Rise Brickell City Centre	7%
Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Rise Brickell City Centre	93 days
Miami	84 days
Miami-Dade	81 days