

Unit PH-3B - Capri

PH-3B - 1491 Lincoln Ter, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11545660
Status:	Active
Size:	1,919 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$4,500,000
List PPSF:	\$2,345
Valuated Price:	\$4,177,000
Valuated PPSF:	\$2,177

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:	69
Number of active listings for rent:	1
Number of active listings for sale:	6
Building inventory for sale:	8%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	0
Number of sales over the last 3 months:	0

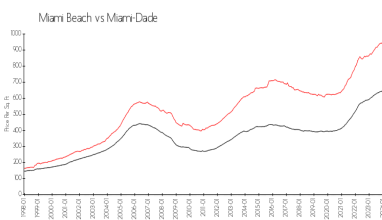
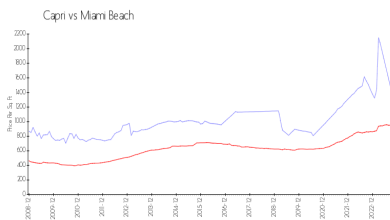
Building Association Information

Capri South Beach Condo Association Inc
(305) 695-8912 & (305) 695-8909

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
604	2,179 sq ft	Oct 2023	\$2,212,500	\$1,015
701	1,128 sq ft	Oct 2023	\$1,500,000	\$1,330
603	1,919 sq ft	Oct 2023	\$2,200,000	\$1,146

Market Information



Capri:	\$1453/sq. ft.	Miami Beach:	\$952/sq. ft.
Miami Beach:	\$952/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Capri	9%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Capri	267 days
Miami Beach	98 days



