

# Unit 805 - Waves

805 - 9455 Collins Av, Surfside, FL, Miami-Dade 33154

## Unit Information

MLS Number: A11545895  
 Status: Active  
 Size: 1,510 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 3  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View: Bay, Intracoastal View  
 Rental Price: \$8,000  
 List PPSF: \$5  
 Valuated Price: \$1,096,000  
 Valuated PPSF: \$726

*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.*

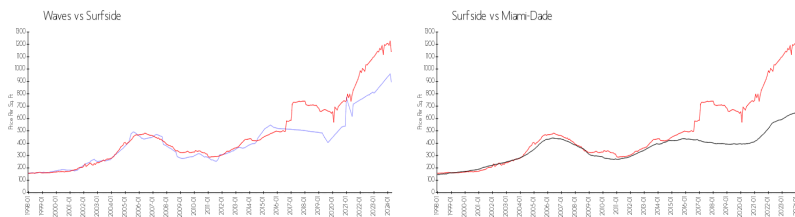
## Building Information

Number of units: 107  
 Number of active listings for rent: 4  
 Number of active listings for sale: 5  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 1

## Building Association Information

The Waves Condominium Association  
 (305) 865-0744

## Market Information



Waves: \$896/sq. ft.      Surfside: \$1138/sq. ft.  
 Surfside: \$1138/sq. ft.      Miami-Dade: \$698/sq. ft.

## Inventory for Sale

Waves 5%  
 Surfside 5%  
 Miami-Dade 3%

## Avg. Time to Close Over Last 12 Months

Waves 151 days  
 Surfside 91 days  
 Miami-Dade 81 days

