

# Unit PH2A - New Wave

PH2A - 725 NE 22 St, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number:	A11546340
Status:	Active
Size:	1,400 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces
View:	
List Price:	\$1,090,000
List PPSF:	\$779
Valuated Price:	\$1,090,000
Valuated PPSF:	\$779

*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:	78
Number of active listings for rent:	1
Number of active listings for sale:	3
Building inventory for sale:	3%
Number of sales over the last 12 months:	1
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

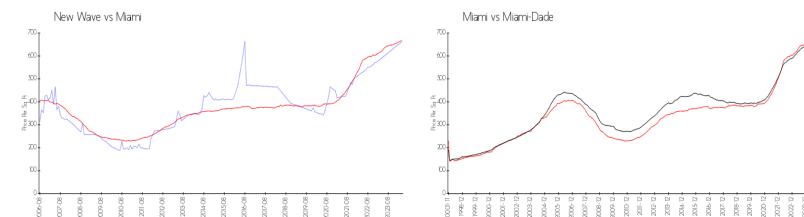
## Building Association Information

New Wave Condominiums  
(305) 572-9149

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
11C	950 sq ft	Apr 2024	\$510,000	\$537

## Market Information



New Wave:	\$662/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

New Wave	4%
Miami	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

New Wave	181 days
Miami	84 days
Miami-Dade	81 days

