

Unit 801 - One Bal Harbour

801 - 10295 Collins Av, Bal Harbour, FL, Miami-Dade 33154

Unit Information

MLS Number: A11546824
 Status: Active
 Size: 2,136 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 1 Space, Additional Spaces Available, Assigned Parking, Parking-Under Building
 View:
 List Price: \$4,280,000
 List PPSF: \$2,004
 Valuated Price: \$5,143,000
 Valuated PPSF: \$2,408

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: 309
 Number of active listings for rent: 16
 Number of active listings for sale: 4
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 4
 Number of sales over the last 3 months: 4

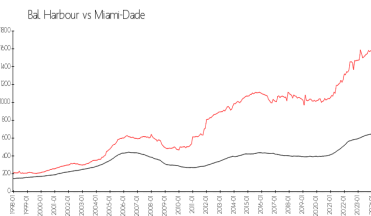
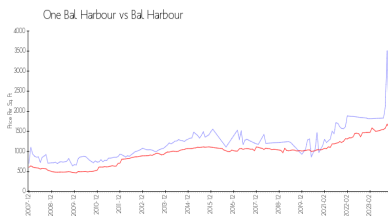
Building Association Information

One Bal Harbour
 10275 Collins Ave, Bal Harbour, FL33154
 (305) 865-4700

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
506	2,009 sq ft	Apr 2024	\$3,400,000	\$1,692
806	2,009 sq ft	Mar 2024	\$2,900,000	\$1,444
1909	2,643 sq ft	Feb 2024	\$5,100,000	\$1,930
1602	4,049 sq ft	Feb 2024	\$8,000,000	\$1,976
1114	1,147 sq ft	Oct 2023	\$1,800,000	\$1,569

Market Information



One Bal Harbour: \$2192/sq. ft. Bal Harbour: \$1638/sq. ft.
 Bal Harbour: \$1638/sq. ft. Miami-Dade: \$698/sq. ft.

Inventory for Sale

One Bal Harbour: 1%
 Bal Harbour: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

One Bal Harbour	83 days
Bal Harbour	116 days
Miami-Dade	81 days