

Unit 2805 - Yotelpad

2805 - 227 NE 2 St, downtown, FL, Miami-Dade 33132

Unit Information

MLS Number:	A11550524
Status:	Active
Size:	516 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	None, Street Parking, Valet Parking
View:	
List Price:	\$475,000
List PPSF:	\$921
Valuated Price:	\$485,000
Valuated PPSF:	\$940

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:	231
Number of active listings for rent:	0
Number of active listings for sale:	33
Building inventory for sale:	14%
Number of sales over the last 12 months:	18
Number of sales over the last 6 months:	8
Number of sales over the last 3 months:	4

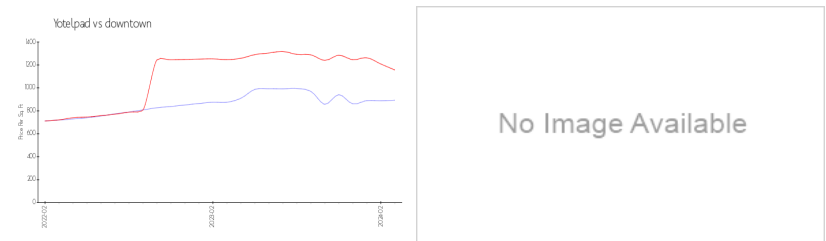
Building Association Information

YOTELPAD Miami
 Address: 227 NE 2nd St,
 Miami, FL 33132
 Phone: +1 786-785-5700

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2700	597 sq ft	Mar 2024	\$520,000	\$871
1706	647 sq ft	Mar 2024	\$580,000	\$896
1510	446 sq ft	Feb 2024	\$410,000	\$919
1700	597 sq ft	Feb 2024	\$500,000	\$838
2003	521 sq ft	Jan 2024	\$450,000	\$864

Market Information



Yotelpad:	\$893/sq. ft.	downtown:	\$1156/sq. ft.
downtown:	\$1156/sq. ft.	Miami-Dade:	\$703/sq. ft.

Inventory for Sale

Yotelpad	14%
downtown	9%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Yotelpad	102 days
downtown	100 days
Miami-Dade	81 days