

Unit 401 - Presidential Condo

401 - 401 Ocean Dr, Miami Beach, FL, Miami-Dade 32139

Unit Information

MLS Number:	A11556007
Status:	Active
Size:	667 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$399,000
List PPSF:	\$598
Valuated Price:	\$439,000
Valuated PPSF:	\$658

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:	236
Number of active listings for rent:	0
Number of active listings for sale:	7
Building inventory for sale:	2%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

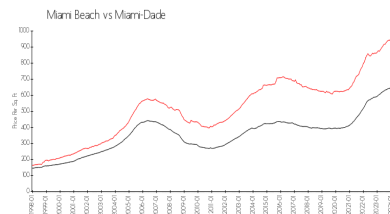
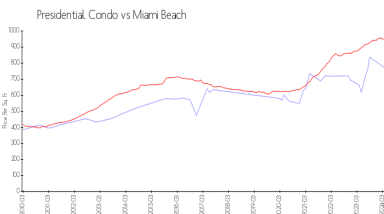
Building Association Information

Presidential Condominium
 Address: 401 Ocean Dr # 200,
 Miami Beach, FL 33139,
 Phone: +1 305-673-4965
 Suggest an edit · Own this bu

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1126	717 sq ft	Feb 2024	\$640,000	\$893
1101	667 sq ft	Feb 2024	\$40,000	\$60
502	659 sq ft	Dec 2023	\$400,000	\$607
612	655 sq ft	Oct 2023	\$425,000	\$649
1120	655 sq ft	Sep 2023	\$530,000	\$809

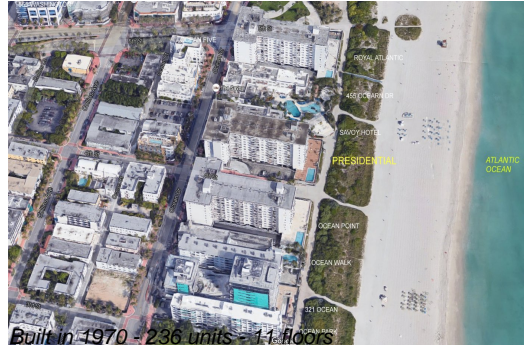
Market Information



Presidential Condo:	\$770/sq. ft.	Miami Beach:	\$952/sq. ft.
Miami Beach:	\$952/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Presidential Condo	3%
Miami Beach	4%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Presidential Condo	127 days
Miami Beach	98 days
Miami-Dade	81 days