

# Unit 2508 - Jade Brickell

2508 - 1331 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number:	A11557993
Status:	Active
Size:	1,529 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Valet Parking
View:	
Rental Price:	\$8,500
List PPSF:	\$6
Valuated Price:	\$1,413,000
Valuated PPSF:	\$924

*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.*

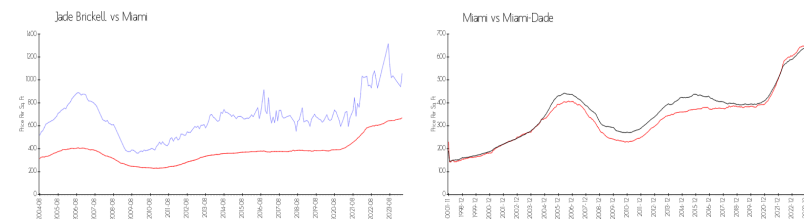
## Building Information

Number of units:	338
Number of active listings for rent:	16
Number of active listings for sale:	17
Building inventory for sale:	5%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	4

## Building Association Information

Jade at Brickell Bay Condominium  
(305) 533-1945

## Market Information



Jade Brickell:	\$1058/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

Jade Brickell	5%
Miami	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Jade Brickell	76 days
Miami	84 days
Miami-Dade	81 days

