

Unit 3203 - Skyline

3203 - 2101 Brickell Av, Miami, FL, Miami-Dade 33129

Unit Information

MLS Number:	A11560437
Status:	Active
Size:	1,188 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Electric Vehicle Charging Station,Valet Parking
View:	
List Price:	\$995,000
List PPSF:	\$838
Valuated Price:	\$887,000
Valuated PPSF:	\$747

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:	360
Number of active listings for rent:	25
Number of active listings for sale:	13
Building inventory for sale:	3%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	3

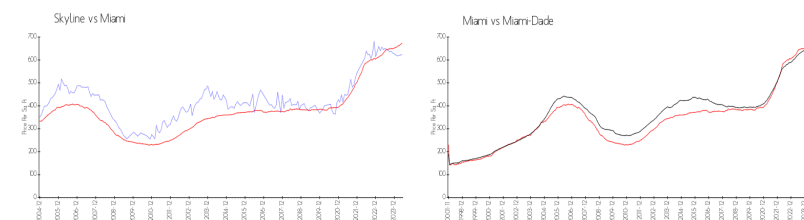
Building Association Information

Skyline on Brickell Condominium
(305) 854-4858

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2012	1,367 sq ft	Jun 2024	\$760,000	\$556
3204	1,762 sq ft	May 2024	\$1,825,000	\$1,036
1111	791 sq ft	May 2024	\$415,000	\$525
1004	791 sq ft	Feb 2024	\$470,000	\$594
312	1,367 sq ft	Jan 2024	\$670,000	\$490
2311	791 sq ft	Jan 2024	\$435,000	\$550

Market Information



Skyline: \$625/sq. ft.
Miami: \$673/sq. ft.

Miami: \$673/sq. ft.
Miami-Dade: \$705/sq. ft.

Inventory for Sale

Skyline	4%
Miami	4%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Skyline	59 days
Miami	83 days
Miami-Dade	81 days