

Unit 1005 - Port Royale

1005 - 6969 Collins Ave, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number:	A11561031
Status:	Pending
Size:	676 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$300,000
List PPSF:	\$444
Valuated Price:	\$304,000
Valuated PPSF:	\$450

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:	164
Number of active listings for rent:	0
Number of active listings for sale:	9
Building inventory for sale:	5%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	0

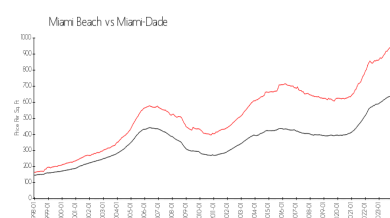
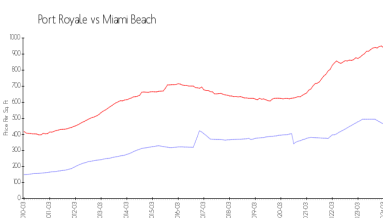
Building Association Information

Port Royale Condominium Inc
Address: 6969 Collins Ave,
Miami Beach, FL 33141
Phone: +1 305-866-0759

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1104	676 sq ft	Dec 2023	\$280,000	\$414
1412	676 sq ft	Nov 2023	\$342,000	\$506
515	633 sq ft	May 2023	\$342,000	\$540

Market Information

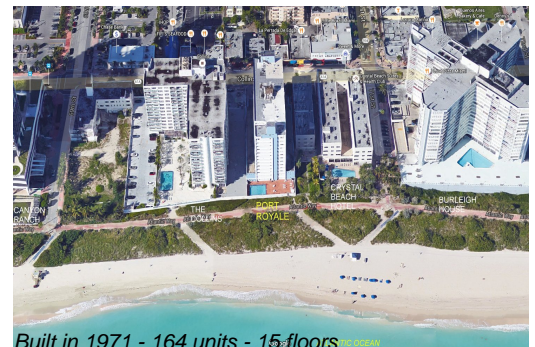


Port Royale:	\$456/sq. ft.	Miami Beach:	\$937/sq. ft.
Miami Beach:	\$937/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Port Royale	5%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months



Built in 1971 - 164 units - 15 floors

Port Royale	23 days
Miami Beach	97 days
Miami-Dade	81 days