

# Unit 2509 - Rise Brickell City Centre

2509 - 88 SW 7 St, Miami, FL, Miami-Dade 33130

## Unit Information

|                 |              |
|-----------------|--------------|
| MLS Number:     | A11566132    |
| Status:         | Active       |
| Size:           | 1,249 Sq ft. |
| Bedrooms:       | 2            |
| Full Bathrooms: | 2            |
| Half Bathrooms: |              |
| Parking Spaces: | 1 Space      |
| View:           | Other View   |
| Rental Price:   | \$6,100      |
| List PPSF:      | \$5          |
| Valuated Price: | \$1,030,000  |
| Valuated PPSF:  | \$825        |

*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

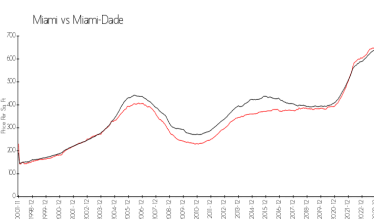
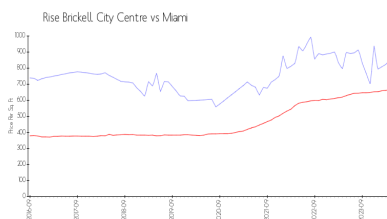
|  |     |
|--|-----|
| Number of units:                         | 389 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 25  |
| Building inventory for sale:             | 6%  |
| Number of sales over the last 12 months: | 24  |
| Number of sales over the last 6 months:  | 11  |
| Number of sales over the last 3 months:  | 7   |

## Building Association Information

Rise Brickell City Centre  
88 SW 7th Street  
Miami FL 33130  
786 475 5342

<http://www.brickellcitycentre.com/residences/rise>

## Market Information



|                            |               |             |               |
|----------------------------|---------------|-------------|---------------|
| Rise Brickell City Centre: | \$854/sq. ft. | Miami:      | \$669/sq. ft. |
| Miami:                     | \$669/sq. ft. | Miami-Dade: | \$694/sq. ft. |

## Inventory for Sale

|                           |    |
|---------------------------|----|
| Rise Brickell City Centre | 6% |
| Miami                     | 4% |
| Miami-Dade                | 3% |

## Avg. Time to Close Over Last 12 Months

|                           |         |
|---------------------------|---------|
| Rise Brickell City Centre | 89 days |
| Miami                     | 84 days |
| Miami-Dade                | 81 days |

