

# Unit B5 L3 - Aqua at Allison Island

B5 L3 - 250 W 63 St, Miami Beach, FL, Miami-Dade 33141

## Unit Information

MLS Number: A11569426  
 Status: Active  
 Size: 4,391 Sq ft.  
 Bedrooms: 6  
 Full Bathrooms: 5  
 Half Bathrooms: 2  
 Parking Spaces: Covered Parking, Guest Parking, Valet Parking  
 View:  
 Rental Price: \$25,000  
 List PPSF: \$6  
 Valuated Price: \$3,025,000  
 Valuated PPSF: \$690

*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

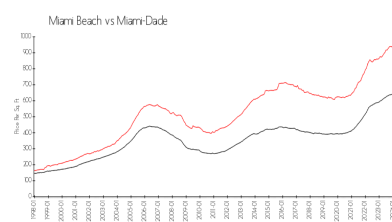
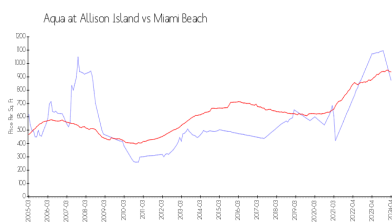
Number of units: 46  
 Number of active listings for rent: 1  
 Number of active listings for sale: 5  
 Building inventory for sale: 10%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Building Association Information

Continental Group Inc Management Co  
 305-864-0199  
 Aqua Allison Island Associations aquaadmin@aquassociation.net  
 Sub-association - Aqua Island Homes Association  
 aquaassistant@aquassociation.net

<http://www.aqua.net/index.php>

## Market Information



Aqua at Allison Island:	\$874/sq. ft.	Miami Beach:	\$937/sq. ft.
Miami Beach:	\$937/sq. ft.	Miami-Dade:	\$695/sq. ft.

## Inventory for Sale

Aqua at Allison Island: 11%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

Aqua at Allison Island: 179 days  
 Miami Beach: 97 days



