

# Unit 1622 - Maison Grande

1622 - 6039 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number:	A11569475
Status:	Active
Size:	1,125 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$395,000
List PPSF:	\$351
Valuated Price:	\$396,000
Valuated PPSF:	\$352

*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:	502
Number of active listings for rent:	0
Number of active listings for sale:	21
Building inventory for sale:	4%
Number of sales over the last 12 months:	20
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	5

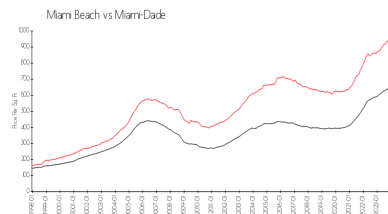
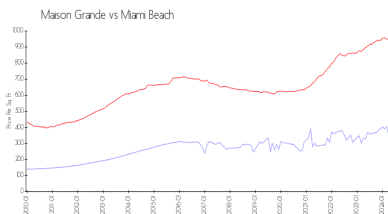
## Building Association Information

Maison Grande Condominium  
 6039 Collins Ave,  
 Miami Beach, FL 33140  
 (305) 865-4247

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1727	1,190 sq ft	Apr 2024	\$500,000	\$420
1028	1,280 sq ft	Mar 2024	\$395,000	\$309
1736	1,290 sq ft	Mar 2024	\$660,000	\$512
621	1,065 sq ft	Mar 2024	\$375,000	\$352
728	1,280 sq ft	Mar 2024	\$365,000	\$285

## Market Information



Maison Grande:	\$344/sq. ft.	Miami Beach:	\$952/sq. ft.
Miami Beach:	\$952/sq. ft.	Miami-Dade:	\$698/sq. ft.

## Inventory for Sale

Maison Grande	4%
Miami Beach	4%
Miami-Dade	3%



## **Avg. Time to Close Over Last 12 Months**

Maison Grande	113 days
Miami Beach	98 days
Miami-Dade	81 days