

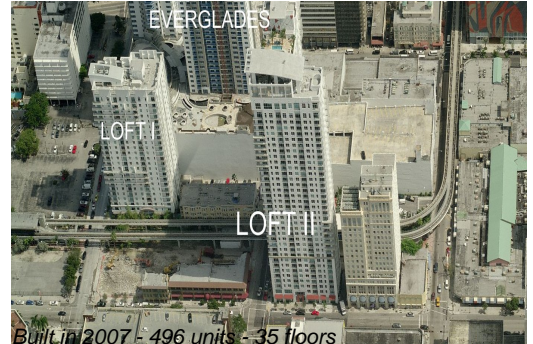
Unit 713 - Loft Downtown 2

713 - 133 NE 2 Av, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11569574
 Status: Active
 Size: 1,153 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces:
 View:
 Rental Price: \$3,700
 List PPSF: \$3
 Valuated Price: \$492,000
 Valuated PPSF: \$427

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.



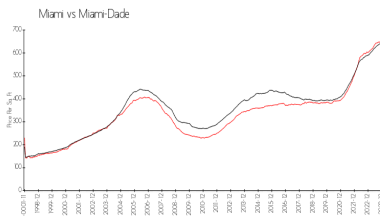
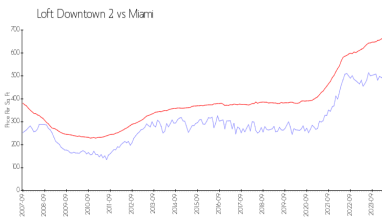
Building Information

Number of units: 496
 Number of active listings for rent: 34
 Number of active listings for sale: 18
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 28
 Number of sales over the last 6 months: 15
 Number of sales over the last 3 months: 7

Building Association Information

The loft Downtown Condominium Association Inc
 (305) 704-7633

Market Information



Loft Downtown 2:	\$505/sq. ft.	Miami:	\$669/sq. ft.
Miami:	\$669/sq. ft.	Miami-Dade:	\$698/sq. ft.

Inventory for Sale

Loft Downtown 2: 4%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Loft Downtown 2: 66 days
 Miami: 84 days
 Miami-Dade: 81 days