

# Unit 109 - One Bay

109 - 455 NE 39 St, Miami, FL, Miami-Dade 33137

## Unit Information

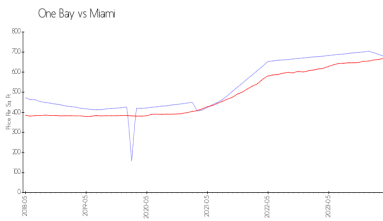
MLS Number: A11573003  
 Status: Active  
 Size: 1,794 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces:  
 View: Garden View  
 Rental Price: \$6,500  
 List PPSF: \$4  
 Valuated Price: \$1,193,000  
 Valuated PPSF: \$665

*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.*

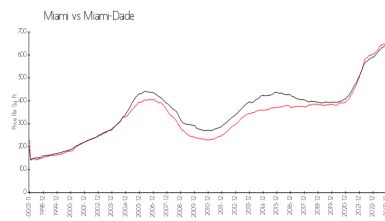
## Building Information

Number of units: 38  
 Number of active listings for rent: 0  
 Number of active listings for sale: 3  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 2  
 Number of sales over the last 6 months: 1  
 Number of sales over the last 3 months: 0

## Market Information



One Bay: \$679/sq. ft.  
 Miami: \$669/sq. ft.



Miami: \$669/sq. ft.  
 Miami-Dade: \$698/sq. ft.

## Inventory for Sale

One Bay: 8%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months

One Bay: 88 days  
 Miami: 84 days  
 Miami-Dade: 81 days

