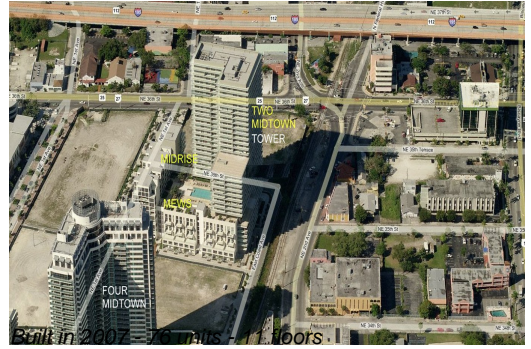


Unit M0805 - Midtown 2 Midrise & Mews

M0805 - 3449 E Coast Av, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number: A11578906
 Status: Active
 Size: 492 Sq ft.
 Bedrooms:
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View:
 List Price: \$350,000
 List PPSF: \$711
 Valuated Price: \$300,000
 Valuated PPSF: \$610



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: 76
 Number of active listings for rent: 4
 Number of active listings for sale: 3
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 3
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 2

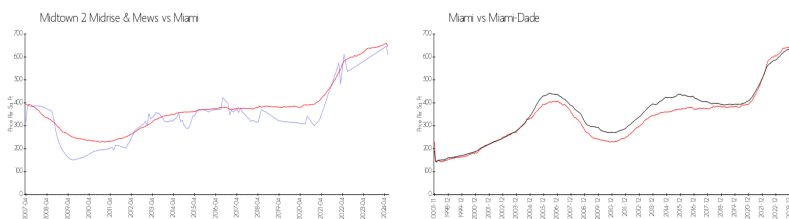
Building Association Information

Two Midtown Miami Condo
 Association Inc
 (305) 438-1460

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
M0202	919 sq ft	Jun 2024	\$550,000	\$598
M0807	492 sq ft	May 2024	\$350,000	\$711
M0401	906 sq ft	Aug 2023	\$525,000	\$579

Market Information



Midtown 2 Midrise & Mews: \$608/sq. ft.
 Miami: \$645/sq. ft.
 Miami-Dade: \$704/sq. ft.

Inventory for Sale

Midtown 2 Midrise & Mews: 4%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Midtown 2 Midrise & Mews
Miami
Miami-Dade

31 days
84 days
83 days