

Unit 2614 - One Miami

2614 - 325 S Biscayne Blvd, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11579142
Status:	Active
Size:	1,105 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking
View:	
List Price:	\$610,000
List PPSF:	\$552
Valuated Price:	\$483,000
Valuated PPSF:	\$437

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:	890
Number of active listings for rent:	56
Number of active listings for sale:	45
Building inventory for sale:	5%
Number of sales over the last 12 months:	30
Number of sales over the last 6 months:	18
Number of sales over the last 3 months:	4

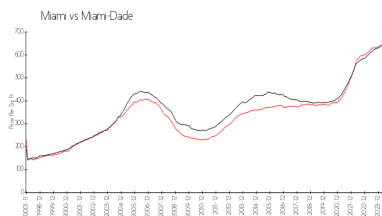
Building Association Information

One Miami Master Association
(786) 425-1515

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3519	1,227 sq ft	Oct 2024	\$610,000	\$497
2109	1,792 sq ft	Aug 2024	\$1,100,000	\$614
3915	1,145 sq ft	Aug 2024	\$620,000	\$541
1709	1,792 sq ft	Aug 2024	\$1,100,000	\$614
3326	1,416 sq ft	Aug 2024	\$860,000	\$607

Market Information



One Miami:	\$520/sq. ft.	Miami:	\$642/sq. ft.
Miami:	\$642/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

One Miami	5%
Miami	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

One Miami	91 days
Miami	86 days
Miami-Dade	85 days

