

Unit PH5103 - Brickell Flatiron

PH5103 - 1000 Brickell Plz, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11579664
Status:	Active
Size:	2,076 Sq ft.
Bedrooms:	3
Full Bathrooms:	4
Half Bathrooms:	1
Parking Spaces:	2 Or More Spaces,Assigned Parking
View:	
List Price:	\$3,099,000
List PPSF:	\$1,493
Valuated Price:	\$2,719,000
Valuated PPSF:	\$1,310

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:	525
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	3%
Number of sales over the last 12 months:	22
Number of sales over the last 6 months:	14
Number of sales over the last 3 months:	7

Building Association Information

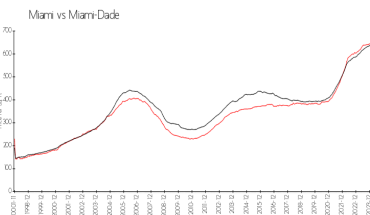
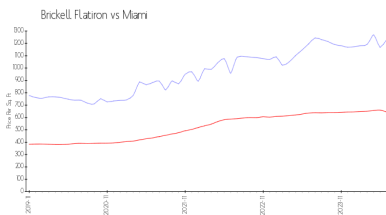
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<https://websites.vertilinc.com/flatiron>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH5003	2,076 sq ft	Jul 2024	\$2,350,000	\$1,132
PH5504	2,641 sq ft	Jun 2024	\$3,550,000	\$1,344
2614	870 sq ft	Jun 2024	\$820,000	\$943
2205	1,022 sq ft	May 2024	\$925,000	\$905
4101	1,286 sq ft	May 2024	\$1,445,000	\$1,124
4012	1,356 sq ft	May 2024	\$1,500,000	\$1,106

Market Information



Brickell Flatiron: \$1230/sq. ft.
Miami: \$645/sq. ft.

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Miami-Dade: \$704/sq. ft.

Inventory for Sale

Brickell Flatiron	3%
Miami	4%



Miami-Dade

3%

Avg. Time to Close Over Last 12 Months

Brickell Flatiron

120 days

Miami

84 days

Miami-Dade

83 days