

Unit 1412A - Pavilion (The)

1412A - 5601 Collins Ave, Miami Beach, FL, Miami-Dade 33140

Unit Information

| | |
|-----------------|------------------------|
| MLS Number: | A11579765 |
| Status: | Active |
| Size: | 910 Sq ft. |
| Bedrooms: | 1 |
| Full Bathrooms: | 1 |
| Half Bathrooms: | 1 |
| Parking Spaces: | 1 Space, Valet Parking |
| View: | |
| List Price: | \$720,000 |
| List PPSF: | \$791 |
| Valuated Price: | \$508,000 |
| Valuated PPSF: | \$558 |

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: | 347 |
| Number of active listings for rent: | 0 |
| Number of active listings for sale: | 16 |
| Building inventory for sale: | 4% |
| Number of sales over the last 12 months: | 10 |
| Number of sales over the last 6 months: | 4 |
| Number of sales over the last 3 months: | 0 |

Building Association Information

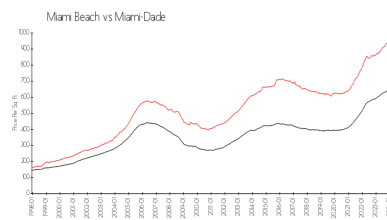
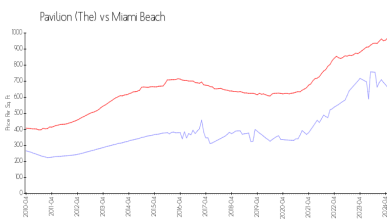
Pavilion Condominium Association
 5601 Collins Ave # 10,
 Miami Beach, FL 33140
 (305) 861-2303
 (305) 861-4600
 (786) 543-2959
 PavilionMiamiBeach@gmail.com

<http://www.pavilionmiamibeach.com/>

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 1409 | 930 sq ft | Mar 2024 | \$635,000 | \$683 |
| 1418 | 930 sq ft | Feb 2024 | \$620,000 | \$667 |
| 1711 | 930 sq ft | Jan 2024 | \$700,000 | \$753 |
| M7 | 1,355 sq ft | Jan 2024 | \$775,000 | \$572 |
| 419 | 930 sq ft | Dec 2023 | \$525,000 | \$565 |

Market Information



| | | | |
|-----------------|---------------|--------------|---------------|
| Pavilion (The): | \$660/sq. ft. | Miami Beach: | \$970/sq. ft. |
| Miami Beach: | \$970/sq. ft. | Miami-Dade: | \$705/sq. ft. |

Inventory for Sale



| | |
|----------------|----|
| Pavilion (The) | 5% |
| Miami Beach | 4% |
| Miami-Dade | 3% |

Avg. Time to Close Over Last 12 Months

| | |
|----------------|---------|
| Pavilion (The) | 45 days |
| Miami Beach | 97 days |
| Miami-Dade | 81 days |