

# Unit E1108 - Towers of Key Biscayne 2

E1108 - 1121 Crandon Blvd, Key Biscayne, FL, Miami-Dade 33149

## Unit Information

MLS Number:	A11580651
Status:	Active
Size:	1,782 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Assigned Parking,Electric Vehicle Charging Station
View:	
List Price:	\$1,825,000
List PPSF:	\$1,024
Valuated Price:	\$1,549,000
Valuated PPSF:	\$869

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:	269
Number of active listings for rent:	3
Number of active listings for sale:	15
Building inventory for sale:	5%
Number of sales over the last 12 months:	10
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	5

## Building Association Information

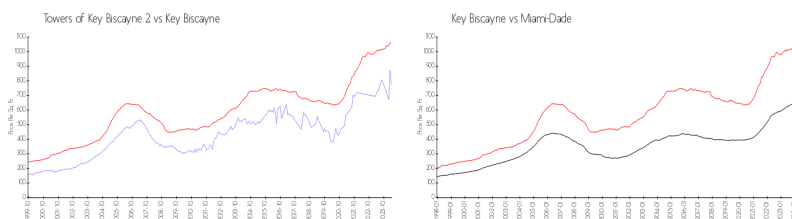
The Towers of Key Biscayne Condominium Association  
(305) 361-9114

<http://www.tkbonline.com/contact-us>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
E306	1,409 sq ft	Jun 2024	\$760,000	\$539
E804	1,409 sq ft	May 2024	\$855,000	\$607
F1003	1,597 sq ft	May 2024	\$1,375,000	\$861
F1207	1,782 sq ft	Apr 2024	\$1,600,000	\$898
E1107	1,782 sq ft	Apr 2024	\$1,750,000	\$982

## Market Information



Towers of Key Biscayne 2:	\$775/sq. ft.	Key Biscayne:	\$1064/sq. ft.
Key Biscayne:	\$1064/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Towers of Key Biscayne 2	6%
Key Biscayne	2%



Miami-Dade

3%

**Avg. Time to Close Over Last 12 Months**

Towers of Key Biscayne 2

66 days

Key Biscayne

97 days

Miami-Dade

82 days