

# Unit 1501 - Sterling

1501 - 6767 Collins Av, Miami Beach, FL, Miami-Dade 33141

## Unit Information

MLS Number: A11584952  
 Status: Active  
 Size: 1,230 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking  
 View:  
 List Price: \$890,000  
 List PPSF: \$724  
 Valuated Price: \$852,000  
 Valuated PPSF: \$693

*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: 184  
 Number of active listings for rent: 6  
 Number of active listings for sale: 14  
 Building inventory for sale: 7%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 3

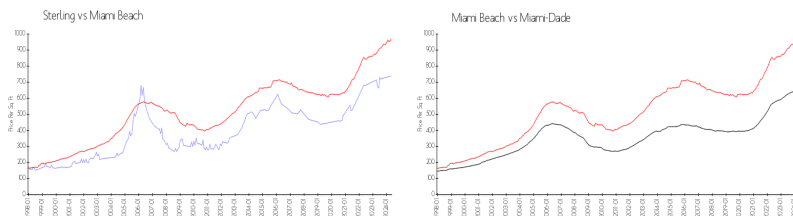
## Building Association Information

Sterling Condominium  
 (305) 864-0729

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1607	1,020 sq ft	Jun 2024	\$725,000	\$711
1201	1,230 sq ft	Jun 2024	\$865,000	\$703
1210	1,180 sq ft	May 2024	\$1,085,000	\$919
2107	1,020 sq ft	Aug 2023	\$771,500	\$756
1802	1,510 sq ft	Aug 2023	\$995,000	\$659
2206	2,380 sq ft	Aug 2023	\$1,300,000	\$546

## Market Information



Sterling: \$739/sq. ft.      Miami Beach: \$970/sq. ft.  
 Miami Beach: \$970/sq. ft.      Miami-Dade: \$705/sq. ft.

## Inventory for Sale

Sterling: 8%  
 Miami Beach: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months



Sterling  
Miami Beach  
Miami-Dade

57 days  
97 days  
81 days