

# Unit 1702 - Oceanfront Plaza

1702 - 2625 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

|                 |            |
|-----------------|------------|
| MLS Number:     | A11587130  |
| Status:         | Active     |
| Size:           | 956 Sq ft. |
| Bedrooms:       | 1          |
| Full Bathrooms: | 1          |
| Half Bathrooms: | 1          |
| Parking Spaces: |            |
| View:           |            |
| Rental Price:   | \$2,800    |
| List PPSF:      | \$3        |
| Valuated Price: | \$611,000  |
| Valuated PPSF:  | \$639      |

*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.*

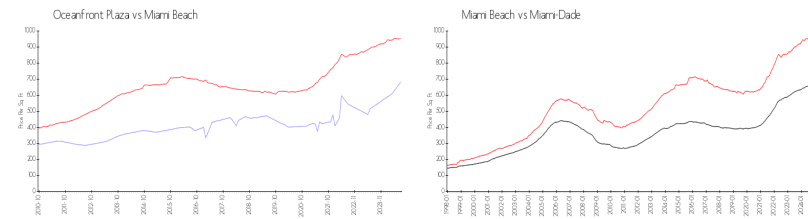
## Building Information

|  |     |
|--|-----|
| Number of units:                         | 192 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 6   |
| Building inventory for sale:             | 3%  |
| Number of sales over the last 12 months: | 3   |
| Number of sales over the last 6 months:  | 1   |
| Number of sales over the last 3 months:  | 0   |

## Building Association Information

Ocean Front Plaza Condo Association  
 Address: 2625 Collins Ave,  
 Miami Beach, FL 33140,  
 Phone: +1 305-534-6831

## Market Information



|                   |               |              |               |
|-------------------|---------------|--------------|---------------|
| Oceanfront Plaza: | \$683/sq. ft. | Miami Beach: | \$952/sq. ft. |
| Miami Beach:      | \$952/sq. ft. | Miami-Dade:  | \$696/sq. ft. |

## Inventory for Sale

|                  |    |
|------------------|----|
| Oceanfront Plaza | 3% |
| Miami Beach      | 4% |
| Miami-Dade       | 4% |

## Avg. Time to Close Over Last 12 Months

|                  |          |
|------------------|----------|
| Oceanfront Plaza | 10 days  |
| Miami Beach      | 100 days |
| Miami-Dade       | 84 days  |

