

# Unit 1509 - Belle Plaza

1509 - 20 Island Av, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number:	A11587285
Status:	Pending
Size:	1,403 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space, Street Parking, Valet Parking
View:	Bay, Ocean View
Rental Price:	\$7,900
List PPSF:	\$6
Valuated Price:	\$1,092,000
Valuated PPSF:	\$778

*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

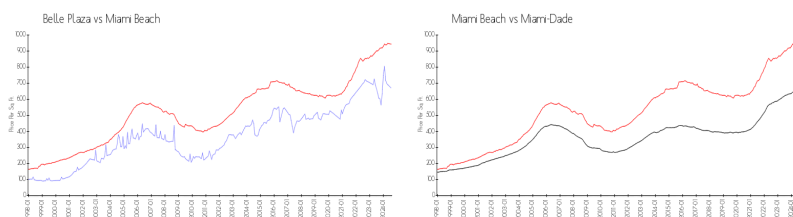
Number of units:	226
Number of active listings for rent:	1
Number of active listings for sale:	8
Building inventory for sale:	3%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

## Building Association Information

Belle Plaza Condominium Association, inc  
(305) 538-7221

<http://www.belleplaza.org/index.html>

## Market Information



Belle Plaza:	\$669/sq. ft.	Miami Beach:	\$943/sq. ft.
Miami Beach:	\$943/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Belle Plaza	4%
Miami Beach	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Belle Plaza	63 days
Miami Beach	100 days
Miami-Dade	85 days

