

Unit 2305 - Elster (The)

2305 - 398 NE 5 St, downtown, FL, Miami-Dade 33132

Unit Information

MLS Number:	A11587288
Status:	Active
Size:	442 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$689,000
List PPSF:	\$1,559
Valuated Price:	\$583,000
Valuated PPSF:	\$1,319

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:	646
Number of active listings for rent:	0
Number of active listings for sale:	65
Building inventory for sale:	10%
Number of sales over the last 12 months:	3
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	1

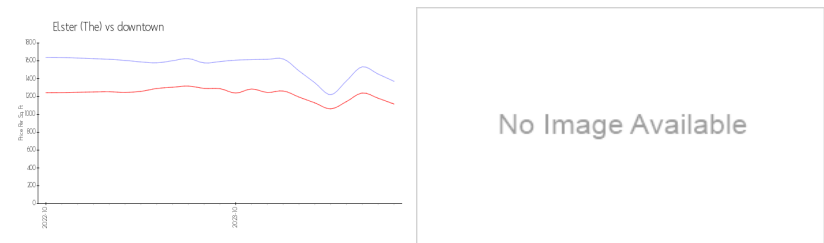
Building Association Information

The Elser Residences Miami
 Address: 398 NE 5th St,
 Miami, FL 33132
 Phone: +1 305-744-5842

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1805	442 sq ft	Jun 2024	\$620,000	\$1,403
4005	442 sq ft	Apr 2024	\$614,000	\$1,389
4313	357 sq ft	Jan 2024	\$645,000	\$1,807

Market Information



Elster (The):	\$1371/sq. ft.	downtown:	\$1116/sq. ft.
downtown:	\$1116/sq. ft.	Miami-Dade:	\$697/sq. ft.

Inventory for Sale

Elster (The)	10%
downtown	11%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



Elster (The)
downtown
Miami-Dade

78 days
112 days
84 days