

# Unit 4207 - Epic

4207 - 200 Biscayne Blvd Way, Miami, FL, Miami-Dade 33131

## Unit Information

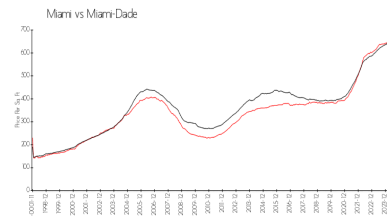
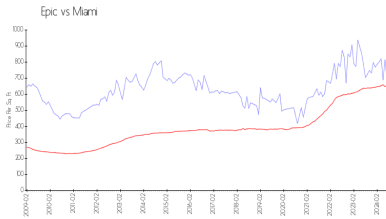
MLS Number:	A11587377
Status:	Pending
Size:	1,500 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	Valet Parking
View:	Bay,River
Rental Price:	\$6,750
List PPSF:	\$5
Valuated Price:	\$1,340,000
Valuated PPSF:	\$893

*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:	342
Number of active listings for rent:	29
Number of active listings for sale:	27
Building inventory for sale:	7%
Number of sales over the last 12 months:	18
Number of sales over the last 6 months:	10
Number of sales over the last 3 months:	6

## Market Information



Epic:	\$844/sq. ft.	Miami:	\$650/sq. ft.
Miami:	\$650/sq. ft.	Miami-Dade:	\$697/sq. ft.

## Inventory for Sale

Epic	8%
Miami	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Epic	165 days
Miami	84 days
Miami-Dade	84 days

