

Unit 3403 - Club @ Brickell Bay

3403 - 1200 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11587928
 Status: Active
 Size: 825 Sq ft.
 Bedrooms: 1
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Deeded Parking
 View:
 List Price: \$525,000
 List PPSF: \$636
 Valuated Price: \$465,000
 Valuated PPSF: \$564

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: 643
 Number of active listings for rent: 36
 Number of active listings for sale: 57
 Building inventory for sale: 8%
 Number of sales over the last 12 months: 23
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 6

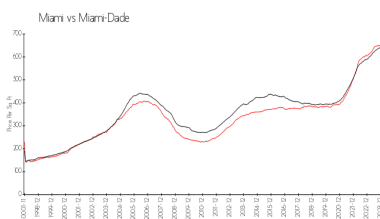
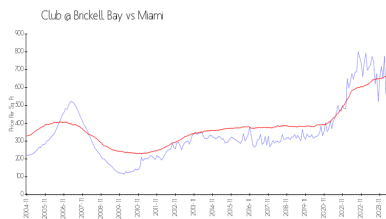
Building Association Information

The Club at Brickell Bay Condo Association
 305.503.2400

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1705	740 sq ft	Jun 2024	\$425,000	\$574
3312	818 sq ft	Jun 2024	\$450,000	\$550
1521	825 sq ft	Jun 2024	\$465,000	\$564
1907	778 sq ft	May 2024	\$425,250	\$547
3814	818 sq ft	May 2024	\$490,000	\$599

Market Information



Club @ Brickell Bay: \$590/sq. ft.
 Miami: \$673/sq. ft.

Miami: \$673/sq. ft.
 Miami-Dade: \$705/sq. ft.

Inventory for Sale

Club @ Brickell Bay 9%
 Miami 4%
 Miami-Dade 3%

Avg. Time to Close Over Last 12 Months



Club @ Brickell Bay
Miami
Miami-Dade

61 days
83 days
81 days