

Unit 3104 - Missoni Baia

3104 - 700 NE 26 St Ter, Edgewater, FL, Miami-Dade 33137

Unit Information

MLS Number:	A11587967
Status:	Active
Size:	776 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	
List Price:	\$849,999
List PPSF:	\$1,095
Valuated Price:	\$755,000
Valuated PPSF:	\$1,110

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:	245
Number of active listings for rent:	0
Number of active listings for sale:	23
Building inventory for sale:	9%
Number of sales over the last 12 months:	4
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	3

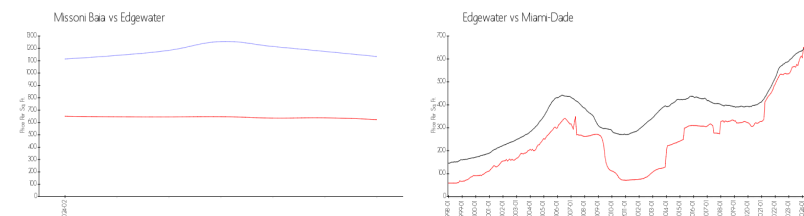
Building Association Information

Missoni Baia
717 NE 27th St
Miami, FL 33137
(305) 800-7000

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4606	1,257 sq ft	Oct 2024	\$1,325,000	\$1,054
3105	1,076 sq ft	Sep 2024	\$1,045,000	\$971
5301	2,552 sq ft	Aug 2024	\$2,865,000	\$1,123
2506		Jun 2024	\$1,140,000	

Market Information



Missoni Baia:	\$1134/sq. ft.	Edgewater:	\$624/sq. ft.
Edgewater:	\$624/sq. ft.	Miami-Dade:	\$696/sq. ft.

Inventory for Sale

Missoni Baia	9%
Edgewater	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Missoni Baia	52 days
Edgewater	96 days
Miami-Dade	85 days

