

# Unit 4511 - Elster (The)

4511 - 398 NE 5 St, downtown, FL, Miami-Dade 33132

## Unit Information

|                 |                                    |
|-----------------|------------------------------------|
| MLS Number:     | A11588073                          |
| Status:         | Active                             |
| Size:           | 818 Sq ft.                         |
| Bedrooms:       | 2                                  |
| Full Bathrooms: | 2                                  |
| Half Bathrooms: |                                    |
| Parking Spaces: | 1 Space,Not Assigned,Valet Parking |
| View:           |                                    |
| Rental Price:   | \$5,400                            |
| List PPSF:      | \$7                                |
| Valuated Price: | \$1,380,000                        |
| Valuated PPSF:  | \$1,687                            |

*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.*

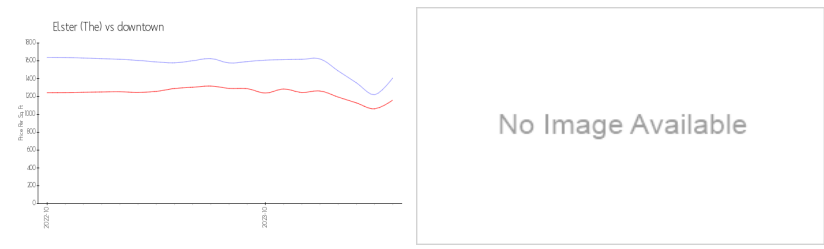
## Building Information

|  |     |
|--|-----|
| Number of units:                         | 646 |
| Number of active listings for rent:      | 0   |
| Number of active listings for sale:      | 64  |
| Building inventory for sale:             | 9%  |
| Number of sales over the last 12 months: | 2   |
| 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

## Market Information



|               |                |             |                |
|---------------|----------------|-------------|----------------|
| Elster (The): | \$1409/sq. ft. | downtown:   | \$1161/sq. ft. |
| downtown:     | \$1161/sq. ft. | Miami-Dade: | \$705/sq. ft.  |

## Inventory for Sale

|              |     |
|--------------|-----|
| Elster (The) | 10% |
| downtown     | 9%  |
| Miami-Dade   | 3%  |

## Avg. Time to Close Over Last 12 Months

|              |          |
|--------------|----------|
| Elster (The) | 81 days  |
| downtown     | 101 days |
| Miami-Dade   | 81 days  |

