

# Unit A112 - Nirvana 1

A112 - 680 NE 64 St, Miami, FL, Miami-Dade 33138

## Unit Information

MLS Number: A11588107  
 Status: Active  
 Size: 926 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking  
 View:  
 List Price: \$425,000  
 List PPSF: \$459  
 Valuated Price: \$380,000  
 Valuated PPSF: \$410

*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: 85  
 Number of active listings for rent: 2  
 Number of active listings for sale: 5  
 Building inventory for sale: 5%  
 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

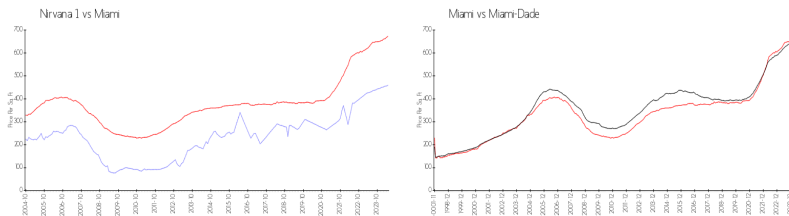
Nirvana Condominium No. One Association, Inc. (Building A)  
 305-759-8090

[http://nirvanacondos.net/modules.php?name=Content\\_Public&pa=showpage&pid=4](http://nirvanacondos.net/modules.php?name=Content_Public&pa=showpage&pid=4)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
A506	723 sq ft	Apr 2024	\$285,000	\$394
A306	723 sq ft	Feb 2024	\$277,000	\$383

## Market Information



Nirvana 1:	\$460/sq. ft.	Miami:	\$673/sq. ft.
Miami:	\$673/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Nirvana 1: 6%  
 Miami: 4%  
 Miami-Dade: 3%

## Avg. Time to Close Over Last 12 Months



Nirvana 1  
Miami  
Miami-Dade

69 days  
83 days  
81 days