

# Unit 1411 - Nine at Mary Brickell Village

1411 - 999 SW 1 Ave, Miami, FL, Miami-Dade 33130

## Unit Information

MLS Number:	A11588517
Status:	Closed
Size:	1,097 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking
View:	
List Price:	\$720,000
List PPSF:	\$656
Valuated Price:	\$598,000
Valuated PPSF:	\$545

*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.*

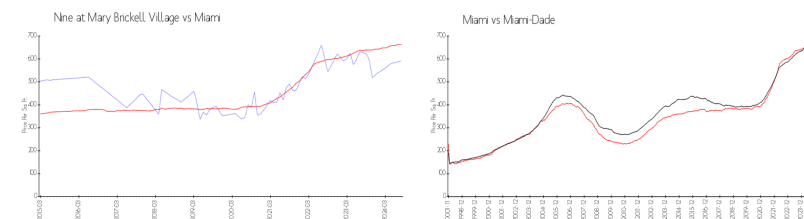
## Building Information

Number of units:	390
Number of active listings for rent:	0
Number of active listings for sale:	22
Building inventory for sale:	5%
Number of sales over the last 12 months:	18
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	4

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1409	819 sq ft	Sep 2024	\$470,000	\$574
1411	1,097 sq ft	Aug 2024	\$690,000	\$629
2214	1,064 sq ft	Aug 2024	\$625,000	\$587
2615	828 sq ft	Jul 2024	\$512,000	\$618
2306	1,369 sq ft	May 2024	\$740,000	\$541
2102	1,118 sq ft	May 2024	\$740,000	\$662
PH03	1,273 sq ft	May 2024	\$745,000	\$585

## Market Information



Nine at Mary Brickell Village: \$591/sq. ft.  
 Miami: \$664/sq. ft.

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 Miami-Dade: \$696/sq. ft.

## Inventory for Sale

Nine at Mary Brickell Village	6%
Miami	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Nine at Mary Brickell Village	83 days
Miami	85 days
Miami-Dade	85 days

