

Unit 2709 - Rise Brickell City Centre

2709 - 88 SW 7 St, Miami, FL, Miami-Dade 33130

Unit Information

MLS Number: A11589189
 Status: Active
 Size: 1,249 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space
 View:
 List Price: \$1,190,000
 List PPSF: \$953
 Valuated Price: \$1,130,000
 Valuated PPSF: \$905

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: 389
 Number of active listings for rent: 0
 Number of active listings for sale: 26
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 20
 Number of sales over the last 6 months: 12
 Number of sales over the last 3 months: 4

Building Association Information

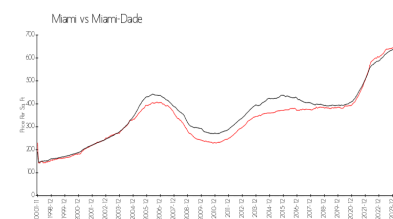
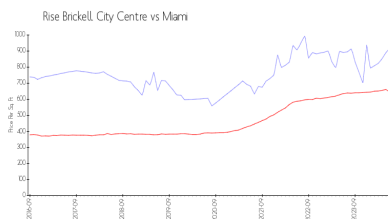
Rise Brickell City Centre
 88 SW 7th Street
 Miami FL 33130
 786 475 5342

<http://www.brickellcitycentre.com/residences/rise>

Recent Sales

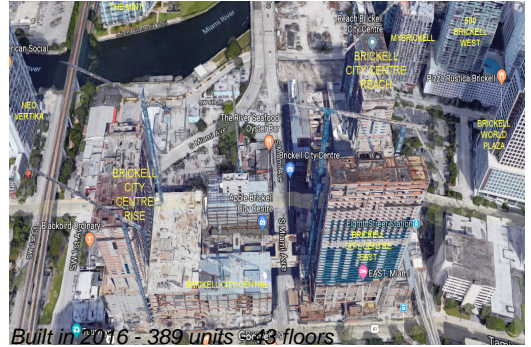
Unit #	Size	Closing Date	Sale Price	PPSF
1512	1,835 sq ft	Jun 2024	\$1,425,000	\$777
1806	886 sq ft	Jun 2024	\$675,000	\$762
4001		May 2024	\$3,400,000	
2712	1,664 sq ft	May 2024	\$1,460,000	\$877
2405	1,200 sq ft	Apr 2024	\$1,020,000	\$850
1403	1,261 sq ft	Apr 2024	\$1,045,000	\$829
3502	1,691 sq ft	Apr 2024	\$1,280,000	\$757
1203	1,261 sq ft	Apr 2024	\$990,000	\$785
907	994 sq ft	Apr 2024	\$735,000	\$739
2612	1,664 sq ft	Apr 2024	\$1,375,000	\$826

Market Information



Rise Brickell City Centre: \$919/sq. ft.
 Miami: \$645/sq. ft.

Miami: \$645/sq. ft.
 Miami-Dade: \$704/sq. ft.



Inventory for Sale

Rise Brickell City Centre	7%
Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Rise Brickell City Centre	97 days
Miami	84 days
Miami-Dade	83 days