

Unit H2304 - Midtown 4

H2304 - 3301 NE 1 St, Miami, FL, Miami-Dade 33137

Unit Information

MLS Number: A11589269
 Status: Active
 Size: 1,142 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Covered Parking
 View:
 List Price: \$780,000
 List PPSF: \$683
 Valuated Price: \$872,000
 Valuated PPSF: \$764

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: 392
 Number of active listings for rent: 28
 Number of active listings for sale: 26
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 32
 Number of sales over the last 6 months: 18
 Number of sales over the last 3 months: 9

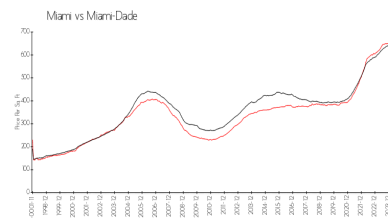
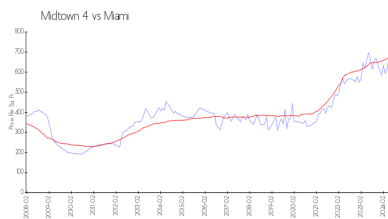
Building Association Information

Four Midtown Condo Association
 (305) 438-1460

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
L04PH7	3,234 sq ft	Jun 2024	\$2,495,000	\$771
H2905	761 sq ft	Jun 2024	\$525,000	\$690
H2504	1,142 sq ft	Jun 2024	\$875,000	\$766
M0708	1,262 sq ft	May 2024	\$820,000	\$650
H1501	1,262 sq ft	May 2024	\$723,500	\$573
M0507	1,373 sq ft	May 2024	\$770,000	\$561

Market Information

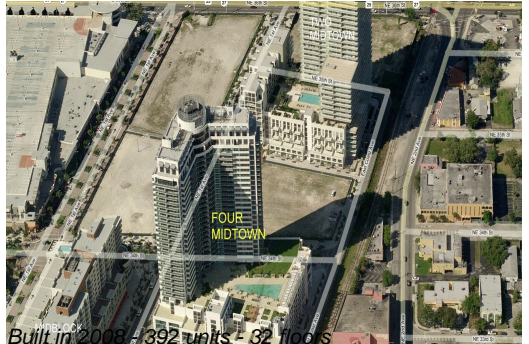


Midtown 4: \$667/sq. ft. Miami: \$673/sq. ft.
 Miami: \$673/sq. ft. Miami-Dade: \$705/sq. ft.

Inventory for Sale

Midtown 4: 7%
 Miami: 4%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months



Midtown 4
Miami
Miami-Dade

60 days
83 days
82 days