

Unit L42S - Flamingo South Tower

L42S - 1500 Bay Rd, Miami Beach, FL, Miami-Dade 33139

Unit Information

MLS Number:	A11590136
Status:	Active
Size:	771 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	Covered Parking,Electric Vehicle Charging Station,Parking-Under Building,Space Rented,Valet Parking
View:	
List Price:	\$450,000
List PPSF:	\$584
Valuated Price:	\$360,000
Valuated PPSF:	\$467

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:	562
Number of active listings for rent:	115
Number of active listings for sale:	15
Building inventory for sale:	2%
Number of sales over the last 12 months:	18
Number of sales over the last 6 months:	12
Number of sales over the last 3 months:	2

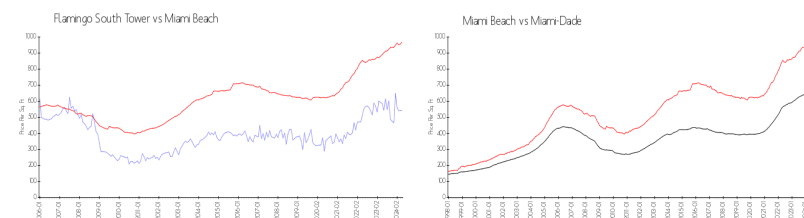
Building Association Information

Flamingo South Beach
1500 Bay Rd, Miami Beach, FL 33139
(305) 532 7583

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1552S	584 sq ft	Jun 2024	\$375,000	\$642
432s	722 sq ft	May 2024	\$500,000	\$693
858S	788 sq ft	Mar 2024	\$385,000	\$489
1454S	737 sq ft	Mar 2024	\$345,000	\$468
1070S	1,121 sq ft	Mar 2024	\$489,900	\$437

Market Information



Flamingo South Tower:	\$543/sq. ft.	Miami Beach:	\$970/sq. ft.
Miami Beach:	\$970/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Flamingo South Tower	3%
Miami Beach	4%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Flamingo South Tower	155 days
Miami Beach	98 days
Miami-Dade	82 days