

# Unit 3703 - Plaza Brickell 851 (North Tower)

3703 - 950 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11590918  
 Status: Active  
 Size: 688 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking  
 View: Bay  
 Rental Price: \$3,400  
 List PPSF: \$5  
 Valuated Price: \$527,000  
 Valuated PPSF: \$766

*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.*

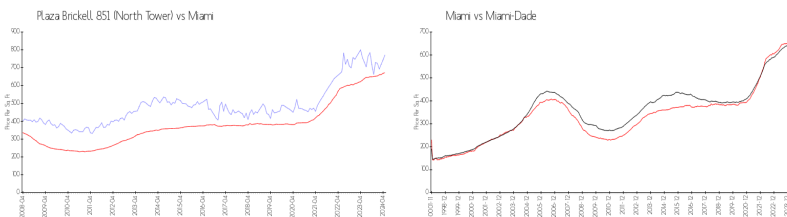
## Building Information

Number of units: 559  
 Number of active listings for rent: 37  
 Number of active listings for sale: 13  
 Building inventory for sale: 2%  
 Number of sales over the last 12 months: 21  
 Number of sales over the last 6 months: 7  
 Number of sales over the last 3 months: 5

## Building Association Information

Plaza on Brickell Condo Association Tower I  
 786-220-5959

## Market Information



|                                   |               |             |               |
|-----------------------------------|---------------|-------------|---------------|
| Plaza Brickell 851 (North Tower): | \$771/sq. ft. | Miami:      | \$673/sq. ft. |
| Miami:                            | \$673/sq. ft. | Miami-Dade: | \$705/sq. ft. |

## Inventory for Sale

|                                  |    |
|----------------------------------|----|
| Plaza Brickell 851 (North Tower) | 2% |
| Miami                            | 4% |
| Miami-Dade                       | 3% |

## Avg. Time to Close Over Last 12 Months

|                                  |         |
|----------------------------------|---------|
| Plaza Brickell 851 (North Tower) | 75 days |
| Miami                            | 83 days |
| Miami-Dade                       | 82 days |

