

# Unit 1902 - Costa Bella

1902 - 1450 Bayshore Dr, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number:	A11591571
Status:	Active Under Contract
Size:	900 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	1
Parking Spaces:	1 Space
View:	
List Price:	\$535,000
List PPSF:	\$594
Valuated Price:	\$542,000
Valuated PPSF:	\$602

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:	231
Number of active listings for rent:	5
Number of active listings for sale:	2
Building inventory for sale:	0%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	1
Number of sales over the last 3 months:	1

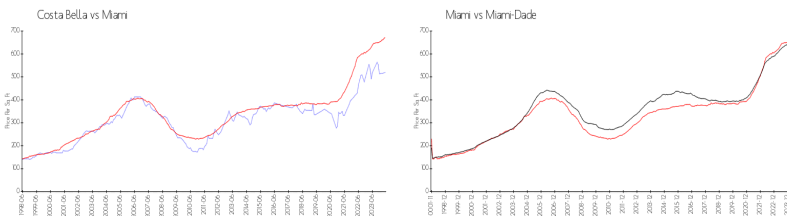
## Building Association Information

Costa Bella Association Inc  
(305) 373-3100

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
804	1,030 sq ft	Apr 2024	\$560,013	\$544
1105	1,030 sq ft	Dec 2023	\$566,000	\$550
401	1,249 sq ft	Nov 2023	\$700,000	\$560
709	1,030 sq ft	Oct 2023	\$545,000	\$529
1114	900 sq ft	Oct 2023	\$410,000	\$456

## Market Information



Costa Bella:	\$519/sq. ft.	Miami:	\$673/sq. ft.
Miami:	\$673/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Costa Bella	1%
Miami	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Costa Bella  
Miami  
Miami-Dade

71 days  
83 days  
82 days