

# Unit 1202/4 - Sunset Harbour South

1202/4 - 1800 Sunset Harbour Dr, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number:	A11592805
Status:	Active
Size:	2,246 Sq ft.
Bedrooms:	4
Full Bathrooms:	2
Half Bathrooms:	2
Parking Spaces:	Assigned Parking, Deeded Parking
View:	
List Price:	\$4,350,000
List PPSF:	\$1,937
Valuated Price:	\$2,416,000
Valuated PPSF:	\$1,076

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:	209
Number of active listings for rent:	1
Number of active listings for sale:	11
Building inventory for sale:	5%
Number of sales over the last 12 months:	12
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	7

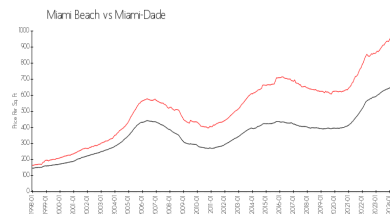
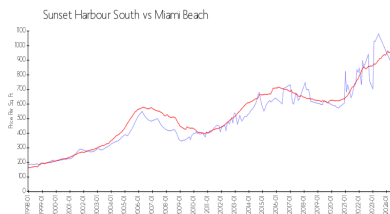
## Building Association Information

Sunset Harbour South Condominium Association, Inc. 305-538-6849

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2109	800 sq ft	Jun 2024	\$670,000	\$838
1002	2,246 sq ft	May 2024	\$3,250,000	\$1,447
1508	1,220 sq ft	May 2024	\$1,106,000	\$907
1708	1,220 sq ft	May 2024	\$1,290,000	\$1,057
1903	1,130 sq ft	Apr 2024	\$875,000	\$774
2403	984 sq ft	Apr 2024	\$765,000	\$777
1906	1,250 sq ft	Apr 2024	\$1,500,000	\$1,200

## Market Information



Sunset Harbour South:	\$1071/sq. ft.	Miami Beach:	\$970/sq. ft.
Miami Beach:	\$970/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Sunset Harbour South	5%
Miami Beach	4%
Miami-Dade	3%



**Avg. Time to Close Over Last 12 Months**

Sunset Harbour South	35 days
Miami Beach	97 days
Miami-Dade	81 days