

Unit 403 - Casablanca

403 - 6345 Collins Ave, Miami Beach, FL, Miami-Dade 32141

Unit Information

MLS Number:	A11592842
Status:	Pending
Size:	330 Sq ft.
Bedrooms:	
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	Valet Parking
View:	
List Price:	\$199,001
List PPSF:	\$603
Valuated Price:	\$231,000
Valuated PPSF:	\$700

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:	285
Number of active listings for rent:	0
Number of active listings for sale:	18
Building inventory for sale:	6%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	7
Number of sales over the last 3 months:	5

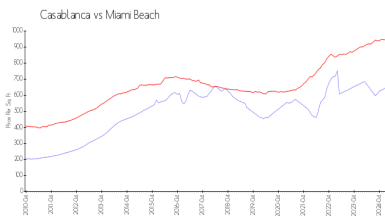
Building Association Information

THE CASABLANCA ON THE OCEAN
6345 Collins Ave,
Miami Beach, FL 33141,
+1 305-868-0010

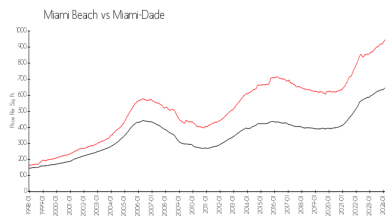
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
420	350 sq ft	Sep 2024	\$199,000	\$569
407	330 sq ft	Aug 2024	\$215,000	\$652
623	325 sq ft	Aug 2024	\$199,000	\$612
915	345 sq ft	Aug 2024	\$210,000	\$609
524	330 sq ft	Aug 2024	\$195,000	\$591

Market Information



Casablanca: \$652/sq. ft.
Miami Beach: \$943/sq. ft.



Miami Beach: \$943/sq. ft.
Miami-Dade: \$696/sq. ft.

Inventory for Sale

Casablanca	6%
Miami Beach	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Casablanca	146 days
Miami Beach	100 days



