

# Unit 906 - Midblock Miami

906 - 3250 NE 1 Ave, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number:	A11593187
Status:	Active
Size:	1,146 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Covered Parking,Deeded Parking
View:	
List Price:	\$635,000
List PPSF:	\$554
Valuated Price:	\$645,000
Valuated PPSF:	\$563

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:	173
Number of active listings for rent:	0
Number of active listings for sale:	36
Building inventory for sale:	20%
Number of sales over the last 12 months:	14
Number of sales over the last 6 months:	5
Number of sales over the last 3 months:	0

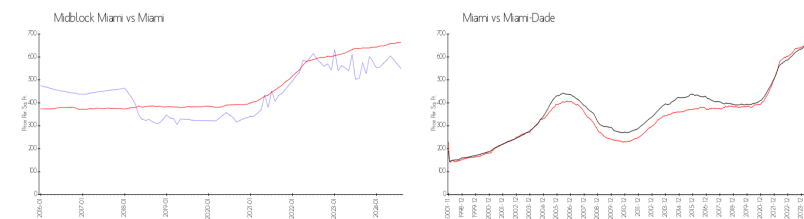
## Building Association Information

Midblock Miami  
Address: 3250 NE 1st Ave,  
Miami, FL 33137,  
Phone: +1 786-314-7806

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
816	1,190 sq ft	May 2024	\$650,000	\$546
1008	726 sq ft	May 2024	\$505,000	\$696
715	1,606 sq ft	Apr 2024	\$741,000	\$461
552	1,269 sq ft	Jan 2024	\$775,000	\$611
319	1,141 sq ft	Jan 2024	\$617,000	\$541
322	1,505 sq ft	Jan 2024	\$650,000	\$432

## Market Information



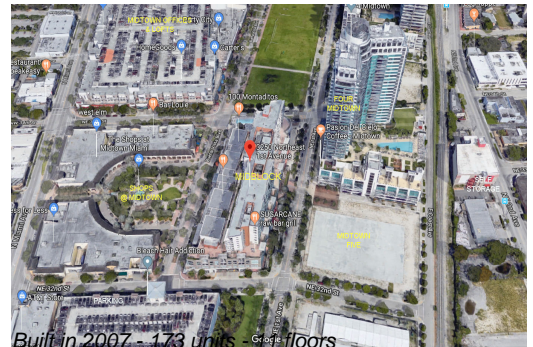
Midblock Miami:	\$548/sq. ft.	Miami:	\$664/sq. ft.
Miami:	\$664/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Midblock Miami	21%
Miami	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Midblock Miami	127 days
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Miami  
Miami-Dade

85 days  
85 days