

# Unit 1512 - Mondrian South Beach

1512 - 1100 West Ave, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11593384  
Status: Active  
Size: 493 Sq ft.  
Bedrooms:  
Full Bathrooms: 1  
Half Bathrooms:  
Parking Spaces: Valet Parking  
View:  
List Price: \$575,000  
List PPSF: \$1,166  
Valuated Price: \$336,000  
Valuated PPSF: \$682

*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: 334  
Number of active listings for rent: 25  
Number of active listings for sale: 29  
Building inventory for sale: 8%  
Number of sales over the last 12 months: 4  
Number of sales over the last 6 months: 3  
Number of sales over the last 3 months: 1

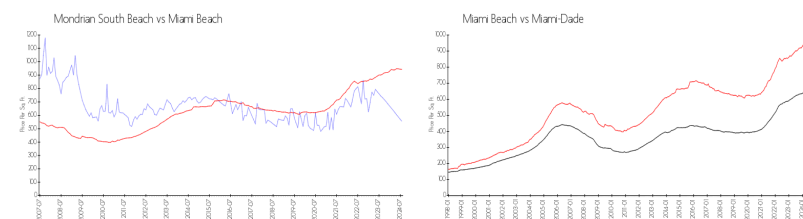
## Building Association Information

Mondrian South Beach  
305 514 1800

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1019	502 sq ft	Jul 2024	\$310,000	\$618
415	485 sq ft	Jun 2024	\$290,000	\$598
1102	809 sq ft	Apr 2024	\$515,000	\$637
509	676 sq ft	Nov 2023	\$360,000	\$533

## Market Information



Mondrian South Beach:	\$554/sq. ft.	Miami Beach:	\$943/sq. ft.
Miami Beach:	\$943/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Mondrian South Beach 9%  
Miami Beach 4%  
Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Mondrian South Beach 138 days  
Miami Beach 100 days  
Miami-Dade 85 days



Built in 2008 - 334 units - 15 floors