

Unit 642 - Casablanca

642 - 6345 Collins Ave, Miami Beach, FL, Miami-Dade 32141

Unit Information

MLS Number:	A11593629
Status:	Pending
Size:	360 Sq ft.
Bedrooms:	
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	None
View:	
List Price:	\$199,900
List PPSF:	\$555
Valuated Price:	\$236,000
Valuated PPSF:	\$656

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:	20
Building inventory for sale:	7%
Number of sales over the last 12 months:	7
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	2

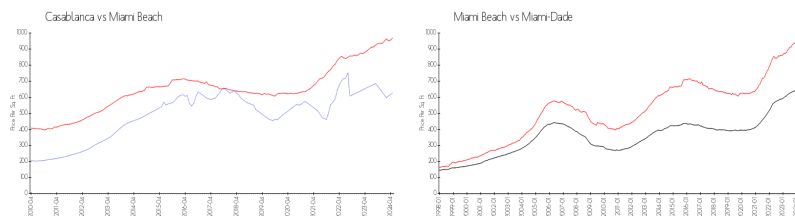
Building Association Information

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
612	400 sq ft	Jun 2024	\$215,000	\$538
TH4	1,430 sq ft	Apr 2024	\$750,000	\$524
920	350 sq ft	Mar 2024	\$177,929	\$508
718	350 sq ft	Mar 2024	\$173,401	\$495
730	330 sq ft	Mar 2024	\$190,000	\$576

Market Information



Casablanca:	\$628/sq. ft.	Miami Beach:	\$970/sq. ft.
Miami Beach:	\$970/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Casablanca	7%
Miami Beach	4%
Miami-Dade	3%



Avg. Time to Close Over Last 12 Months

Casablanca	97 days
Miami Beach	98 days
Miami-Dade	82 days