

# Unit N-819 - Quadro (N&S)

N-819 - 3900 Biscayne Blvd, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number:	A11595491
Status:	Active
Size:	781 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$595,000
List PPSF:	\$762
Valuated Price:	\$709,000
Valuated PPSF:	\$908

*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.*

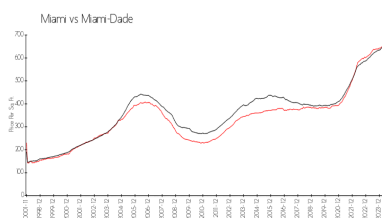
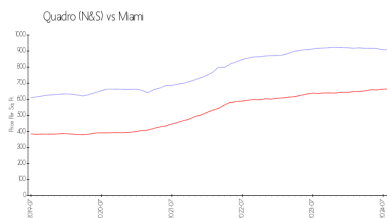
## Building Information

Number of units:	198
Number of active listings for rent:	0
Number of active listings for sale:	27
Building inventory for sale:	13%
Number of sales over the last 12 months:	2
Number of sales over the last 6 months:	2
Number of sales over the last 3 months:	2

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
S-708	700 sq ft	Sep 2024	\$540,000	\$771
S-510	795 sq ft	Sep 2024	\$546,500	\$687

## Market Information



Quadro (N&S):	\$906/sq. ft.	Miami:	\$664/sq. ft.
Miami:	\$664/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Quadro (N&S)	14%
Miami	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Quadro (N&S)	74 days
Miami	85 days
Miami-Dade	85 days

