

# Unit 2616 - Elster (The)

2616 - 398 NE 5 St, downtown, FL, Miami-Dade 33132

## Unit Information

MLS Number: A11597874  
 Status: Active  
 Size: 362 Sq ft.  
 Bedrooms:  
 Full Bathrooms: 1  
 Half Bathrooms:  
 Parking Spaces:  
 View:  
 Rental Price: \$3,500  
 List PPSF: \$10  
 Valuated Price: \$480,000  
 Valuated PPSF: \$1,326

*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.*

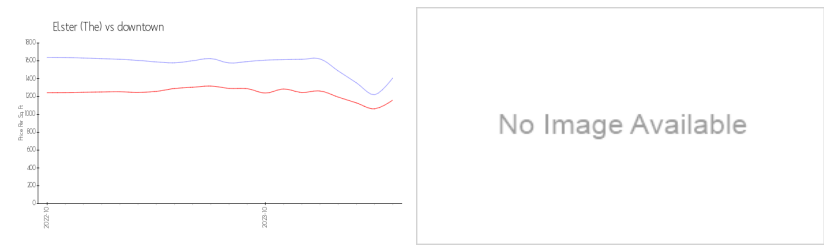
## Building Information

Number of units: 646  
 Number of active listings for rent: 0  
 Number of active listings for sale: 62  
 Building inventory for sale: 9%  
 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: 1

## Building Association Information

The Elser Residences Miami  
 Address: 398 NE 5th St,  
 Miami, FL 33132  
 Phone: +1 305-744-5842

## Market Information



Elster (The):	\$1409/sq. ft.	downtown:	\$1161/sq. ft.
downtown:	\$1161/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Elster (The)	10%
downtown	10%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months

Elster (The)	81 days
downtown	98 days
Miami-Dade	82 days

