

Unit 1503 - Canvas

1503 - 1600 NE 1 Ave, Edgewater, FL, Miami-Dade 33132

Unit Information

MLS Number: A11598342
 Status: Active
 Size: 588 Sq ft.
 Bedrooms:
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking
 View:
 List Price: \$375,000
 List PPSF: \$638
 Valuated Price: \$291,000
 Valuated PPSF: \$495

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.

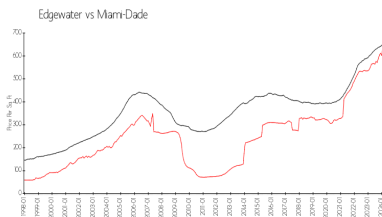
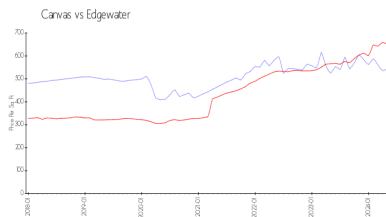
Building Information

Number of units: 513
 Number of active listings for rent: 0
 Number of active listings for sale: 26
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 52
 Number of sales over the last 6 months: 23
 Number of sales over the last 3 months: 14

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3619	752 sq ft	Jun 2024	\$410,000	\$545
3212		May 2024	\$460,000	
3405	867 sq ft	May 2024	\$470,000	\$542
3217	752 sq ft	May 2024	\$420,000	\$559
1720	1,009 sq ft	May 2024	\$579,900	\$575
3008	882 sq ft	May 2024	\$515,000	\$584
2715	850 sq ft	May 2024	\$465,000	\$547

Market Information



Canvas: \$542/sq. ft. Edgewater: \$652/sq. ft.
 Edgewater: \$652/sq. ft. Miami-Dade: \$705/sq. ft.

Inventory for Sale

Canvas: 5%
 Edgewater: 5%
 Miami-Dade: 3%

Avg. Time to Close Over Last 12 Months

Canvas: 115 days
 Edgewater: 87 days
 Miami-Dade: 81 days

