

# Unit 1415 - Arlen Beach

1415 - 5701 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number:	A11600186
Status:	Active
Size:	1,320 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$700,000
List PPSF:	\$530
Valuated Price:	\$804,000
Valuated PPSF:	\$609

*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:	255
Number of active listings for rent:	0
Number of active listings for sale:	6
Building inventory for sale:	2%
Number of sales over the last 12 months:	15
Number of sales over the last 6 months:	9
Number of sales over the last 3 months:	6

## Building Association Information

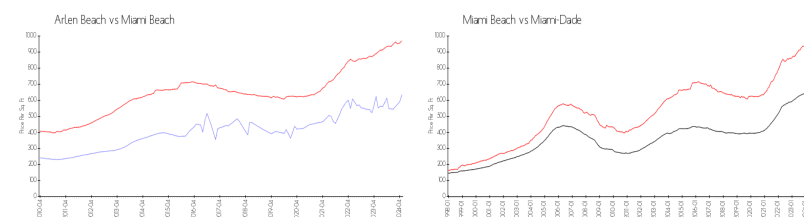
Arlen Beach Condominium Association Inc  
5701 Collins Avenue  
Miami Beach, FL 33140  
Phone: (305) 865-4711

<http://www.arlenbeach.com/arlenbeach/>

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
505	824 sq ft	Jun 2024	\$400,000	\$485
514	1,070 sq ft	May 2024	\$710,000	\$664
906	824 sq ft	May 2024	\$595,000	\$722
1001	1,296 sq ft	May 2024	\$665,000	\$513
611	824 sq ft	Apr 2024	\$380,000	\$461

## Market Information



Arlen Beach:	\$634/sq. ft.	Miami Beach:	\$970/sq. ft.
Miami Beach:	\$970/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Arlen Beach	2%
Miami Beach	4%



Miami-Dade	3%
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**Avg. Time to Close Over Last 12 Months**

Arlen Beach	133 days
Miami Beach	98 days
Miami-Dade	82 days