

# Unit A100 - Nirvana 1

A100 - 680 NE 64 St, Miami, FL, Miami-Dade 33138

## Unit Information

MLS Number:	A11601124
Status:	Active
Size:	990 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	2 Or More Spaces,Guest Parking,Other Parking
View:	
List Price:	\$437,000
List PPSF:	\$441
Valuated Price:	\$378,000
Valuated PPSF:	\$382

*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:	85
Number of active listings for rent:	2
Number of active listings for sale:	5
Building inventory for sale:	5%
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

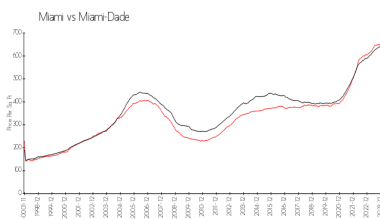
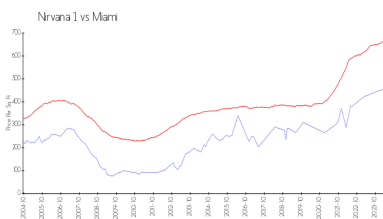
Nirvana Condominium No. One Association, Inc. (Building A)  
305-759-8090

[http://nirvanacondos.net/modules.php?name=Content\\_Public&pa=showpage&pid=4](http://nirvanacondos.net/modules.php?name=Content_Public&pa=showpage&pid=4)

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
A506	723 sq ft	Apr 2024	\$285,000	\$394
A306	723 sq ft	Feb 2024	\$277,000	\$383

## Market Information



Nirvana 1:	\$460/sq. ft.	Miami:	\$673/sq. ft.
Miami:	\$673/sq. ft.	Miami-Dade:	\$705/sq. ft.

## Inventory for Sale

Nirvana 1	6%
Miami	4%
Miami-Dade	3%

## Avg. Time to Close Over Last 12 Months



Nirvana 1  
Miami  
Miami-Dade

69 days  
83 days  
81 days