

# Unit 2312 - One Tequesta Point

2312 - 888 Brickell Key Dr, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11601429  
 Status: Active  
 Size: 1,400 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms: 1  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Electric Vehicle Charging Station  
 View:  
 List Price: \$1,195,000  
 List PPSF: \$854  
 Valuated Price: \$1,200,000  
 Valuated PPSF: \$857

*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: 288  
 Number of active listings for rent: 11  
 Number of active listings for sale: 9  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 9  
 Number of sales over the last 6 months: 4  
 Number of sales over the last 3 months: 2

## Building Association Information

One Tequesta Point Condominium Association  
 (305) 358-8850

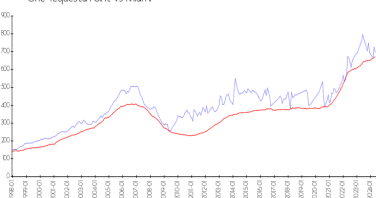
<http://www.onetequestapoint.com/>

## Recent Sales

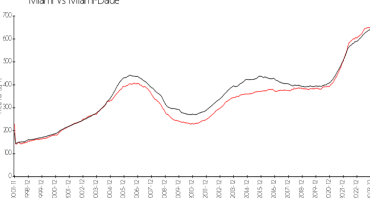
Unit #	Size	Closing Date	Sale Price	PPSF
2509	1,310 sq ft	Jun 2024	\$760,000	\$580
510	1,310 sq ft	Apr 2024	\$800,000	\$611
1005	780 sq ft	Mar 2024	\$515,000	\$660
1203	2,050 sq ft	Dec 2023	\$1,275,000	\$622
812	1,400 sq ft	Dec 2023	\$1,032,000	\$737

## Market Information

One Tequesta Point vs Miami



Miami vs Miami-Dade

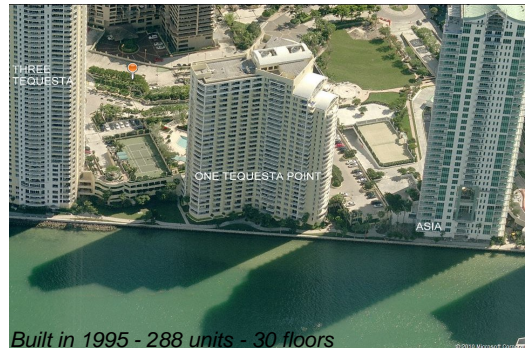


One Tequesta Point: \$694/sq. ft.  
 Miami: \$673/sq. ft.

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

## Inventory for Sale

One Tequesta Point 3%  
 Miami 4%  
 Miami-Dade 3%



**Avg. Time to Close Over Last 12 Months**

One Tequesta Point	81 days
Miami	83 days
Miami-Dade	82 days