

# Unit L0203 - Midtown 4

L0203 - 3301 NE 1 St, Miami, FL, Miami-Dade 33137

## Unit Information

MLS Number: A11602241  
 Status: Active  
 Size: 711 Sq ft.  
 Bedrooms: 1  
 Full Bathrooms: 1  
 Half Bathrooms: 1  
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking  
 View:  
 List Price: \$525,000  
 List PPSF: \$738  
 Valuated Price: \$441,000  
 Valuated PPSF: \$620

*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: 392  
 Number of active listings for rent: 28  
 Number of active listings for sale: 26  
 Building inventory for sale: 6%  
 Number of sales over the last 12 months: 32  
 Number of sales over the last 6 months: 18  
 Number of sales over the last 3 months: 9

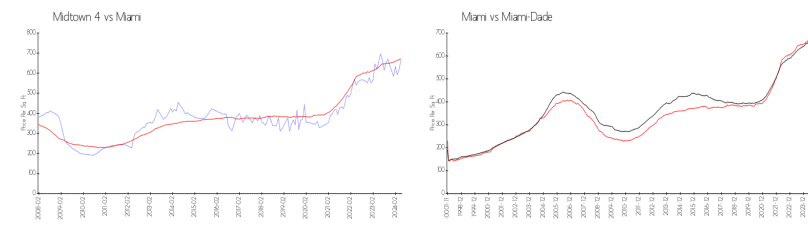
## Building Association Information

Four Midtown Condo Association  
 (305) 438-1460

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
L04PH7	3,234 sq ft	Jun 2024	\$2,495,000	\$771
H2905	761 sq ft	Jun 2024	\$525,000	\$690
H2504	1,142 sq ft	Jun 2024	\$875,000	\$766
M0708	1,262 sq ft	May 2024	\$820,000	\$650
H1501	1,262 sq ft	May 2024	\$723,500	\$573
M0507	1,373 sq ft	May 2024	\$770,000	\$561

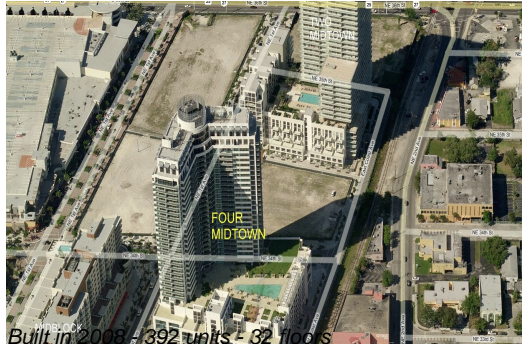
## Market Information



Midtown 4: \$667/sq. ft.      Miami: \$673/sq. ft.  
 Miami: \$673/sq. ft.      Miami-Dade: \$705/sq. ft.

## Inventory for Sale

Midtown 4: 7%  
 Miami: 4%  
 Miami-Dade: 3%



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

Midtown 4	60 days
Miami	83 days
Miami-Dade	82 days