

# Unit 1434 - Maison Grande

1434 - 6039 Collins Ave, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number:	A11603838
Status:	Active
Size:	1,290 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Valet Parking
View:	
List Price:	\$519,000
List PPSF:	\$402
Valuated Price:	\$412,000
Valuated PPSF:	\$319

*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:	502
Number of active listings for rent:	0
Number of active listings for sale:	21
Building inventory for sale:	4%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

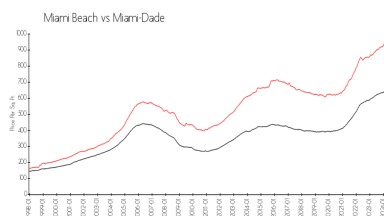
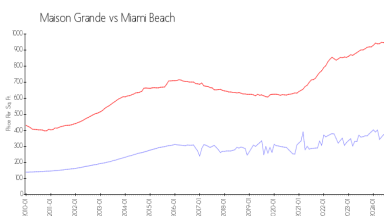
## Building Association Information

Maison Grande Condominium  
6039 Collins Ave,  
Miami Beach, FL 33140  
(305) 865-4247

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1610	1,010 sq ft	Sep 2024	\$535,000	\$530
1201	1,271 sq ft	Sep 2024	\$500,000	\$393
1230	1,290 sq ft	Jun 2024	\$300,000	\$233
1630	1,290 sq ft	Jun 2024	\$450,000	\$349
1727	1,190 sq ft	Apr 2024	\$500,000	\$420

## Market Information



Maison Grande:	\$350/sq. ft.	Miami Beach:	\$943/sq. ft.
Miami Beach:	\$943/sq. ft.	Miami-Dade:	\$696/sq. ft.

## Inventory for Sale

Maison Grande	4%
Miami Beach	4%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months

Maison Grande	92 days
Miami Beach	100 days



