

Unit 2506 - Two Tequesta Point

2506 - 808 Brickell Key Dr, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11604018
 Status: Active
 Size: 1,317 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$1,100,000
 List PPSF: \$835
 Valuated Price: \$1,075,000
 Valuated PPSF: \$816

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: 268
 Number of active listings for rent: 16
 Number of active listings for sale: 5
 Building inventory for sale: 1%
 Number of sales over the last 12 months: 7
 Number of sales over the last 6 months: 1
 Number of sales over the last 3 months: 1

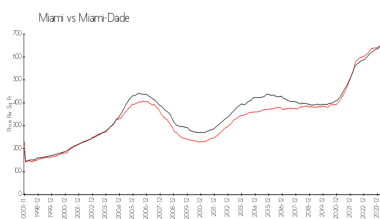
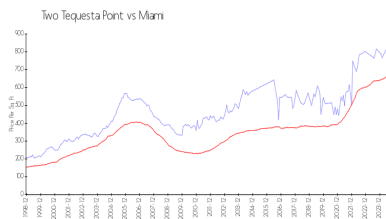
Building Association Information

Two Tequesta Point Condominium Association
 (305) 755-9565

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
607	907 sq ft	Jul 2024	\$490,000	\$540
2301	2,213 sq ft	Mar 2024	\$1,950,000	\$881
1707	907 sq ft	Feb 2024	\$580,000	\$639
2408	1,776 sq ft	Feb 2024	\$1,250,000	\$704
3006	1,317 sq ft	Jan 2024	\$1,050,000	\$797

Market Information



Two Tequesta Point: \$847/sq. ft.
 Miami: \$650/sq. ft.

Miami: \$650/sq. ft.
 Miami-Dade: \$697/sq. ft.

Inventory for Sale

Two Tequesta Point 2%
 Miami 4%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months



Two Tequesta Point
Miami
Miami-Dade

52 days
84 days
84 days