

Unit 2311 - Quantum

2311 - 1900 Bayshore Dr, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11604150
 Status: Active
 Size: 1,180 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 2 Or More Spaces
 View:
 List Price: \$639,000
 List PPSF: \$542
 Valuated Price: \$545,000
 Valuated PPSF: \$462

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: 696
 Number of active listings for rent: 46
 Number of active listings for sale: 37
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 28
 Number of sales over the last 6 months: 12
 Number of sales over the last 3 months: 5

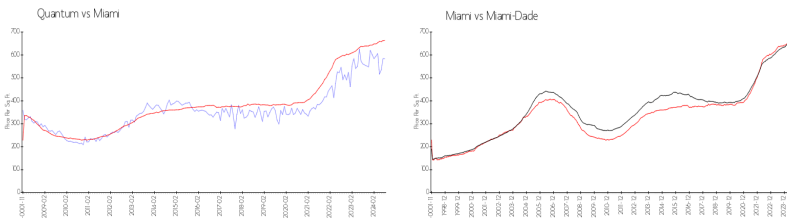
Building Association Information

Quantum on the Bay condominium Association
 786.314.7457

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
4003	651 sq ft	Sep 2024	\$420,000	\$645
2806	951 sq ft	Aug 2024	\$500,000	\$526
1919	799 sq ft	Aug 2024	\$406,500	\$509
4119	799 sq ft	Jul 2024	\$445,000	\$557
2403	651 sq ft	Jul 2024	\$430,000	\$661

Market Information



Quantum: \$583/sq. ft. Miami: \$664/sq. ft.
 Miami: \$664/sq. ft. Miami-Dade: \$696/sq. ft.

Inventory for Sale

Quantum 5%
 Miami 4%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months

Quantum 53 days
 Miami 85 days
 Miami-Dade 85 days

