

Unit 2308-S - Axis South Tower

2308-S - 79 SW 12 St, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11604949
Status:	Closed
Size:	707 Sq ft.
Bedrooms:	1
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$475,000
List PPSF:	\$672
Valuated Price:	\$389,000
Valuated PPSF:	\$550

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:	352
Number of active listings for rent:	21
Number of active listings for sale:	9
Building inventory for sale:	2%
Number of sales over the last 12 months:	9
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	4

Building Association Information

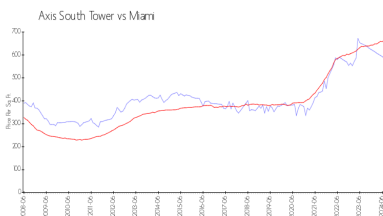
The Axis On Brickell Condominium Association, Inc
305-373-3360

<http://www.axisbrickell.com>

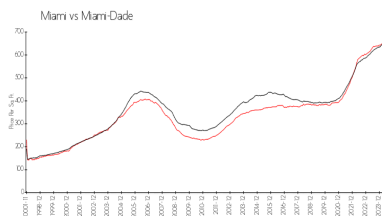
Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2308-S	707 sq ft	Sep 2024	\$445,000	\$629
1401-S	1,099 sq ft	Sep 2024	\$635,000	\$578
2712-S	1,108 sq ft	Sep 2024	\$685,000	\$618
1812-S	1,108 sq ft	Jun 2024	\$620,000	\$560
2204-S	1,013 sq ft	Jun 2024	\$620,000	\$612
2009-S	1,106 sq ft	Jun 2024	\$600,000	\$542

Market Information



Axis South Tower: \$581/sq. ft.
Miami: \$664/sq. ft.

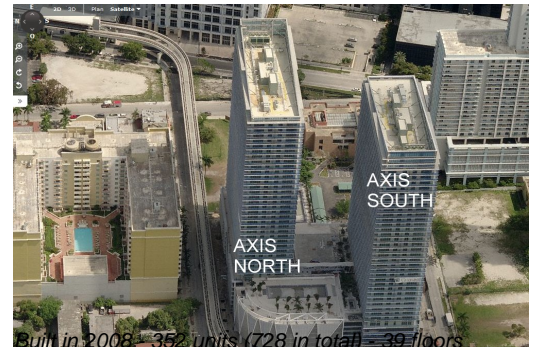


Miami: \$664/sq. ft.
Miami-Dade: \$696/sq. ft.

Inventory for Sale

Axis South Tower	3%
Miami	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



Axis South Tower	45 days
Miami	85 days
Miami-Dade	85 days