

Unit 3209 - Rise Brickell City Centre

3209 - 88 SW 7 St, Miami, FL, Miami-Dade 33130

Unit Information

MLS Number: A11606718
 Status: Active
 Size: 1,249 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking,Valet Parking
 View:
 List Price: \$1,199,000
 List PPSF: \$960
 Valuated Price: \$1,192,000
 Valuated PPSF: \$954

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: 389
 Number of active listings for rent: 0
 Number of active listings for sale: 25
 Building inventory for sale: 6%
 Number of sales over the last 12 months: 19
 Number of sales over the last 6 months: 13
 Number of sales over the last 3 months: 3

Building Association Information

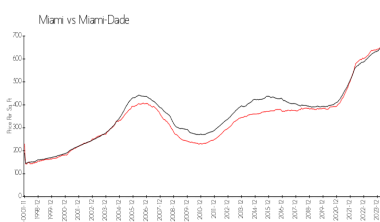
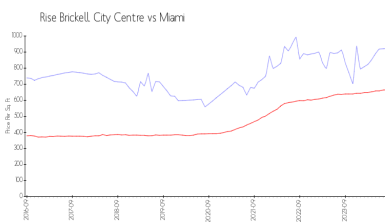
Rise Brickell City Centre
 88 SW 7th Street
 Miami FL 33130
 786 475 5342

<http://www.brickellcitycentre.com/residences/rise>

Recent Sales

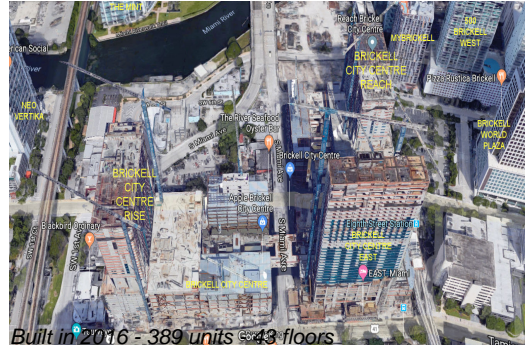
Unit #	Size	Closing Date	Sale Price	PPSF
903	1,172 sq ft	Aug 2024	\$890,000	\$759
1512	1,835 sq ft	Jun 2024	\$1,425,000	\$777
1806	886 sq ft	Jun 2024	\$675,000	\$762
4001		May 2024	\$3,400,000	
2712	1,664 sq ft	May 2024	\$1,460,000	\$877

Market Information



Rise Brickell City Centre:	\$922/sq. ft.	Miami:	\$665/sq. ft.
Miami:	\$665/sq. ft.	Miami-Dade:	\$696/sq. ft.

Inventory for Sale



Rise Brickell City Centre	6%
Miami	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Rise Brickell City Centre	105 days
Miami	85 days
Miami-Dade	84 days