

Unit 2312 - Neo Vertika

2312 - 690 1 Ct, Miami, FL, Miami-Dade 33130



Unit Information

MLS Number:	A11606755
Status:	Active
Size:	1,113 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	1
Parking Spaces:	1 Space, Valet Parking
View:	River
Rental Price:	\$4,950
List PPSF:	\$4
Valuated Price:	\$531,000
Valuated PPSF:	\$477

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:	443
Number of active listings for rent:	25
Number of active listings for sale:	20
Building inventory for sale:	4%
Number of sales over the last 12 months:	26
Number of sales over the last 6 months:	12
Number of sales over the last 3 months:	7

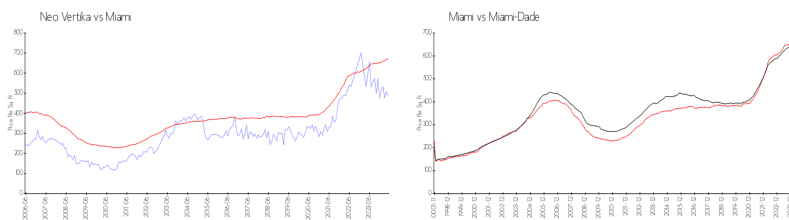


Building Association Information

Neo Vertika Condo Association
 (786) 623-2250 & neovertika@miamimangement.com

<http://myvertika.wordpress.com/about/>

Market Information



Neo Vertika:	\$485/sq. ft.	Miami:	\$673/sq. ft.
Miami:	\$673/sq. ft.	Miami-Dade:	\$705/sq. ft.

Inventory for Sale

Neo Vertika	5%
Miami	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Neo Vertika	70 days
Miami	83 days
Miami-Dade	82 days