

Unit 1610 - Club @ Brickell Bay

1610 - 1200 Brickell Bay Dr, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11610567
Status:	Active
Size:	425 Sq ft.
Bedrooms:	
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Assigned Parking,Covered Parking
View:	
List Price:	\$439,000
List PPSF:	\$1,033
Valuated Price:	\$291,000
Valuated PPSF:	\$685

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:	643
Number of active listings for rent:	36
Number of active listings for sale:	51
Building inventory for sale:	7%
Number of sales over the last 12 months:	24
Number of sales over the last 6 months:	13
Number of sales over the last 3 months:	7

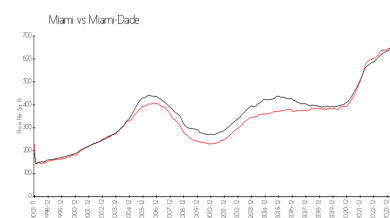
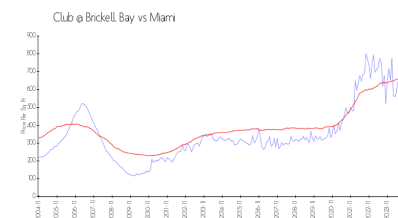
Building Association Information

The Club at Brickell Bay Condo Association
305.503.2400

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3723	1,105 sq ft	Sep 2024	\$750,000	\$679
1823	1,105 sq ft	Sep 2024	\$760,000	\$688
PH4219	825 sq ft	Aug 2024	\$598,000	\$725
3601	1,105 sq ft	Jul 2024	\$795,000	\$719
2209	1,183 sq ft	Jul 2024	\$740,000	\$626

Market Information



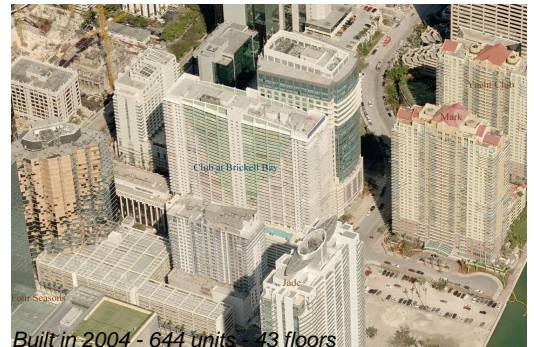
Club @ Brickell Bay: \$700/sq. ft.
Miami: \$665/sq. ft.

Miami: \$665/sq. ft.
Miami-Dade: \$696/sq. ft.

Inventory for Sale

Club @ Brickell Bay	8%
Miami	4%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months



Club @ Brickell Bay
Miami
Miami-Dade

75 days
85 days
84 days