

Unit 2004 - Marina Blue

2004 - 888 Biscayne Blvd, Miami, FL, Miami-Dade 33132

Unit Information

MLS Number: A11611706
 Status: Active
 Size: 1,208 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking, Covered Parking
 View:
 List Price: \$715,000
 List PPSF: \$592
 Valuated Price: \$613,000
 Valuated PPSF: \$507

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: 514
 Number of active listings for rent: 36
 Number of active listings for sale: 17
 Building inventory for sale: 3%
 Number of sales over the last 12 months: 17
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 4

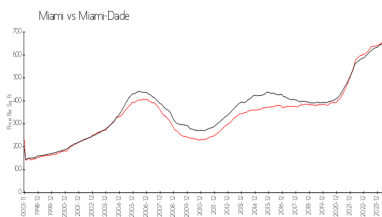
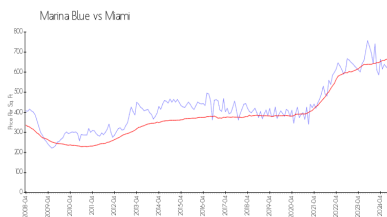
Building Association Information

Marina Blue Condominium
 (305) 347-5340

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 611 | 845 sq ft | Aug 2024 | \$505,000 | \$598 |
| 3307 | 833 sq ft | Jun 2024 | \$575,000 | \$690 |
| 4904 | 1,208 sq ft | Jun 2024 | \$770,000 | \$637 |
| 4902 | 843 sq ft | Jun 2024 | \$622,500 | \$738 |
| 2901 | 1,315 sq ft | Jun 2024 | \$815,000 | \$620 |

Market Information

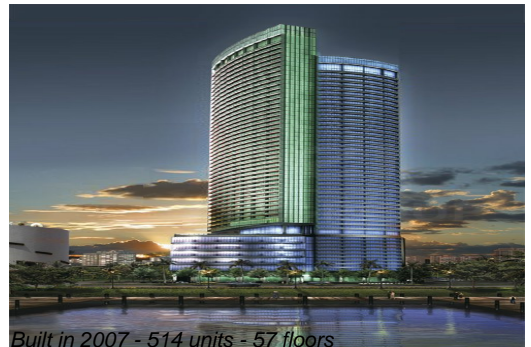


Marina Blue: \$617/sq. ft. Miami: \$665/sq. ft.
 Miami: \$665/sq. ft. Miami-Dade: \$696/sq. ft.

Inventory for Sale

Marina Blue 3%
 Miami 4%
 Miami-Dade 4%

Avg. Time to Close Over Last 12 Months



Marina Blue
Miami
Miami-Dade

113 days
85 days
84 days