

Unit 3206 - Nine at Mary Brickell Village

3206 - 999 SW 1 Ave, Miami, FL, Miami-Dade 33130

Unit Information

MLS Number: A11613120
 Status: Active
 Size: 1,369 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space,Assigned Parking,Covered Parking
 View:
 List Price: \$799,900
 List PPSF: \$584
 Valuated Price: \$820,000
 Valuated PPSF: \$599

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.

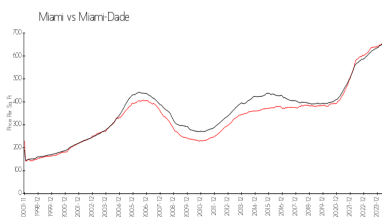
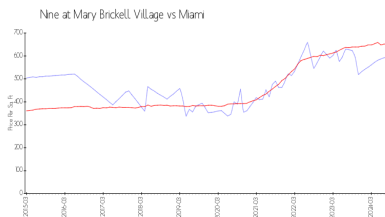
Building Information

Number of units: 390
 Number of active listings for rent: 0
 Number of active listings for sale: 21
 Building inventory for sale: 5%
 Number of sales over the last 12 months: 19
 Number of sales over the last 6 months: 10
 Number of sales over the last 3 months: 3

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1411	1,097 sq ft	Aug 2024	\$690,000	\$629
2214	1,064 sq ft	Aug 2024	\$625,000	\$587
2615	828 sq ft	Jul 2024	\$512,000	\$618
2306	1,369 sq ft	May 2024	\$740,000	\$541
2102	1,118 sq ft	May 2024	\$740,000	\$662
PH03	1,273 sq ft	May 2024	\$745,000	\$585

Market Information



Nine at Mary Brickell Village: \$598/sq. ft.
 Miami: \$650/sq. ft.

Miami-Dade: \$697/sq. ft.

Inventory for Sale

Nine at Mary Brickell Village: 5%
 Miami: 4%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Nine at Mary Brickell Village: 82 days
 Miami: 84 days
 Miami-Dade: 84 days

