

Unit 2611 - One Tequesta Point

2611 - 888 Brickell Key Dr, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number: A11616722
 Status: Active
 Size: 1,400 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms: 1
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking
 View:
 List Price: \$1,050,000
 List PPSF: \$750
 Valuated Price: \$1,028,000
 Valuated PPSF: \$734

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: 288
 Number of active listings for rent: 11
 Number of active listings for sale: 7
 Building inventory for sale: 2%
 Number of sales over the last 12 months: 9
 Number of sales over the last 6 months: 5
 Number of sales over the last 3 months: 3

Building Association Information

One Tequesta Point Condominium Association
 (305) 358-8850

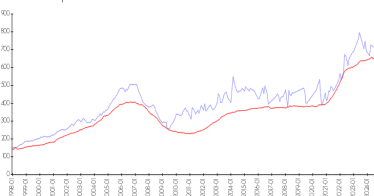
<http://www.onetequestapoint.com/>

Recent Sales

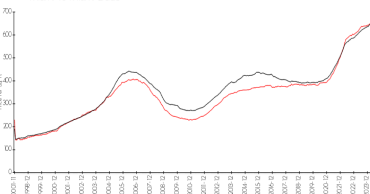
Unit #	Size	Closing Date	Sale Price	PPSF
1503	2,050 sq ft	Jul 2024	\$1,835,000	\$895
2509	1,310 sq ft	Jun 2024	\$760,000	\$580
809	1,310 sq ft	Jun 2024	\$780,000	\$595
510	1,310 sq ft	Apr 2024	\$800,000	\$611
1005	780 sq ft	Mar 2024	\$515,000	\$660

Market Information

One Tequesta Point vs Miami



Miami vs Miami-Dade

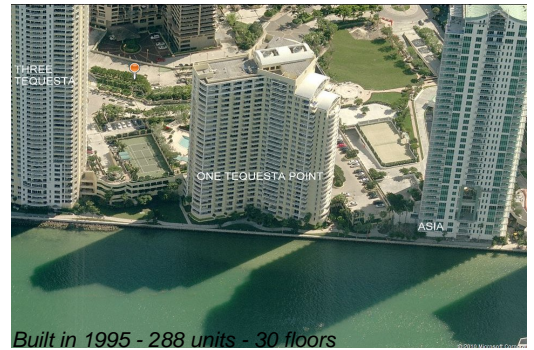


One Tequesta Point: \$708/sq. ft.
 Miami: \$650/sq. ft.

Miami: \$650/sq. ft.
 Miami-Dade: \$697/sq. ft.

Inventory for Sale

One Tequesta Point 2%
 Miami 4%
 Miami-Dade 4%



Avg. Time to Close Over Last 12 Months

One Tequesta Point	89 days
Miami	84 days
Miami-Dade	84 days