Unit 1007 - Fontainebleau II Tresor

1007 - 4441 Collins Av, Miami Beach, FL, Miami-Dade 33140

Unit Information

MLS Number:	A11619871
Status:	Active
Size:	526 Sq ft.
Bedrooms:	
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space,Valet Parking
View:	
List Price:	$954,000
List PPSF:	$1,814
Valuated Price:	$848,000
Valuated PPSF:	$1,612

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.
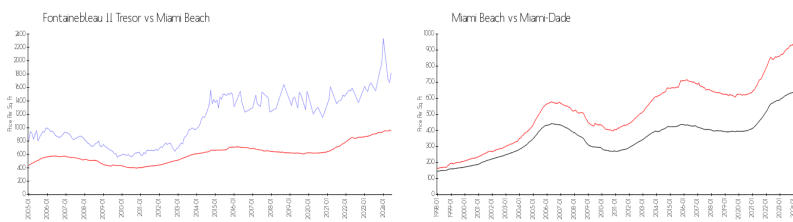

Built in 2004 - 462 units - 36 floors

Building Information

Number of units:	462
Number of active listings for rent:	0
Number of active listings for sale:	11
Building inventory for sale:	2%
Number of sales over the last 12 months:	6
Number of sales over the last 6 months:	3
Number of sales over the last 3 months:	2

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
2503	980 sq ft	Jun 2024	$1,660,000	$1,694
3205/3207	1,528 sq ft	May 2024	$2,225,000	$1,456
2310	526 sq ft	Apr 2024	$830,000	$1,578
1015/1017	1,557 sq ft	Jan 2024	$2,100,000	$1,349
902	516 sq ft	Dec 2023	$810,000	$1,570

Market Information

Fontainebleau II Tresor:	$1815/sq. ft.		Miami Beach:	$954/sq. ft.
Miami Beach:	$954/sq. ft.		Miami-Dade:	$704/sq. ft.

Inventory for Sale

Fontainebleau II Tresor	2%
Miami Beach	4%
Miami-Dade	3%

Avg. Time to Close Over Last 12 Months

Fontainebleau II Tresor	79 days
Miami Beach	99 days
Miami-Dade	83 days