

# Unit 4808 - SLS Lux Brickell

4808 - 801 S Miami Ave, Miami, FL, Miami-Dade 33130

## Unit Information

MLS Number:	A11620671
Status:	Active
Size:	849 Sq ft.
Bedrooms:	1
Full Bathrooms:	2
Half Bathrooms:	
Parking Spaces:	1 Space, Valet Parking
View:	
List Price:	\$715,000
List PPSF:	\$842
Valuated Price:	\$877,000
Valuated PPSF:	\$1,033

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:	439
Number of active listings for rent:	0
Number of active listings for sale:	50
Building inventory for sale:	11%
Number of sales over the last 12 months:	22
Number of sales over the last 6 months:	11
Number of sales over the last 3 months:	7

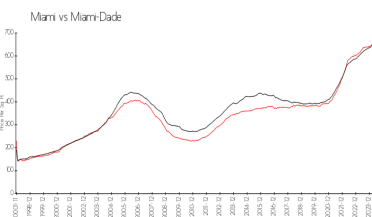
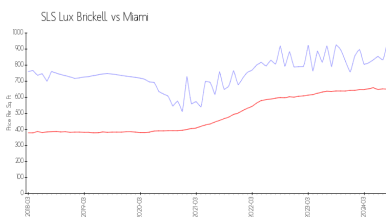
## Building Association Information

SLS Lux Brickell  
 Address: 805 S Miami Ave,  
 Miami, FL 33130  
 Phone: +1 305-859-0202

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1006	913 sq ft	Aug 2024	\$665,000	\$728
1408	849 sq ft	Aug 2024	\$625,000	\$736
1406	881 sq ft	Jul 2024	\$621,000	\$705
3201	1,613 sq ft	Jul 2024	\$1,550,000	\$961
2406	881 sq ft	Jun 2024	\$655,000	\$743
5409	1,444 sq ft	Jun 2024	\$1,450,000	\$1,004
3407	866 sq ft	Jun 2024	\$632,000	\$730

## Market Information



SLS Lux Brickell: \$952/sq. ft.  
 Miami: \$650/sq. ft.

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

## Inventory for Sale

SLS Lux Brickell	11%
Miami	4%
Miami-Dade	4%



**Avg. Time to Close Over Last 12 Months**

SLS Lux Brickell	150 days
Miami	84 days
Miami-Dade	84 days