

# Unit 637 - South Bay Club

637 - 800 West Ave, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number:	A11630967
Status:	Active
Size:	560 Sq ft.
Bedrooms:	
Full Bathrooms:	1
Half Bathrooms:	
Parking Spaces:	1 Space
View:	
List Price:	\$270,000
List PPSF:	\$482
Valuated Price:	\$235,000
Valuated PPSF:	\$420

*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:	344
Number of active listings for rent:	0
Number of active listings for sale:	19
Building inventory for sale:	5%
Number of sales over the last 12 months:	13
Number of sales over the last 6 months:	4
Number of sales over the last 3 months:	2

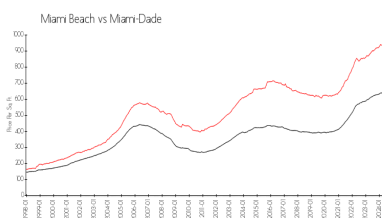
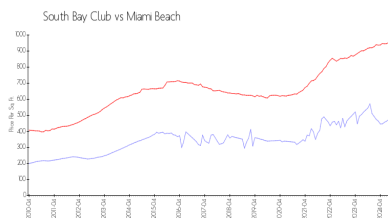
## Building Association Information

South Bay Club Condominium Assoc  
800 West Avenue # 3  
Miami Beach, FL 33139  
Phone: (305) 672-3548

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
PH44	900 sq ft	Sep 2024	\$385,000	\$428
745	1,120 sq ft	Sep 2024	\$1,015,000	\$906
445	1,120 sq ft	Jun 2024	\$999,950	\$893
435	1,150 sq ft	May 2024	\$441,000	\$383
746	1,120 sq ft	Apr 2024	\$938,650	\$838
530	800 sq ft	Apr 2024	\$339,000	\$424
401	920 sq ft	Apr 2024	\$325,000	\$353

## Market Information



South Bay Club:	\$482/sq. ft.	Miami Beach:	\$951/sq. ft.
Miami Beach:	\$951/sq. ft.	Miami-Dade:	\$694/sq. ft.

## Inventory for Sale

South Bay Club	6%
Miami Beach	5%
Miami-Dade	4%

## Avg. Time to Close Over Last 12 Months



South Bay Club  
Miami Beach  
Miami-Dade

53 days  
102 days  
86 days