

# Unit 1508 - Carbonell

1508 - 901 Brickell Key Blvd, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11636328  
 Status: Active  
 Size: 1,301 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 1 Space  
 View:  
 List Price: \$1,320,000  
 List PPSF: \$1,015  
 Valuated Price: \$1,014,000  
 Valuated PPSF: \$779

*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: 284  
 Number of active listings for rent: 11  
 Number of active listings for sale: 9  
 Building inventory for sale: 3%  
 Number of sales over the last 12 months: 15  
 Number of sales over the last 6 months: 10  
 Number of sales over the last 3 months: 1

## Building Association Information

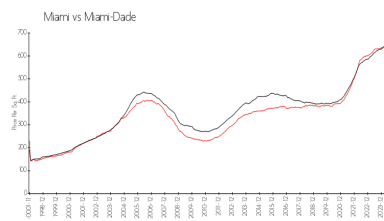
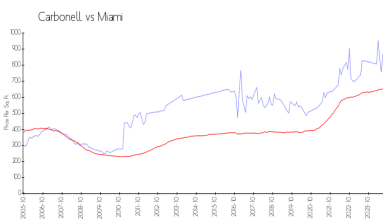
Carbonell Condominium Association  
 (305) 371-4242

<http://carbonellcondo.net>

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price  | PPSF  |
|--------|-------------|--------------|-------------|-------|
| 608    | 1,301 sq ft | Aug 2024     | \$1,300,000 | \$999 |
| 2303   | 1,558 sq ft | Aug 2024     | \$1,190,000 | \$764 |
| 601    | 1,031 sq ft | Aug 2024     | \$580,000   | \$563 |
| 2302   | 1,076 sq ft | Aug 2024     | \$655,000   | \$609 |
| 307    | 1,784 sq ft | Aug 2024     | \$1,725,000 | \$967 |

## Market Information



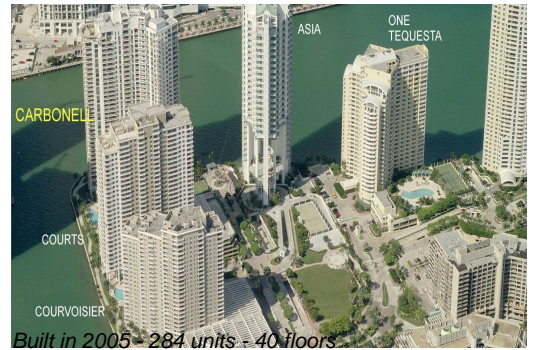
|            |               |             |               |
|------------|---------------|-------------|---------------|
| Carbonell: | \$776/sq. ft. | Miami:      | \$642/sq. ft. |
| Miami:     | \$642/sq. ft. | Miami-Dade: | \$694/sq. ft. |

## Inventory for Sale

Carbonell 3%  
 Miami 5%  
 Miami-Dade 4%

## Avg. Time to Close Over Last 12 Months

Carbonell 81 days



Miami  
Miami-Dade

87 days  
86 days