

Unit 1106 - Canyon Ranch South

1106 - 6799 Collins Av, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number: A11639729
 Status: Active
 Size: 1,035 Sq ft.
 Bedrooms: 2
 Full Bathrooms: 2
 Half Bathrooms:
 Parking Spaces: 1 Space, Valet Parking
 View:
 List Price: \$895,000
 List PPSF: \$865
 Valuated Price: \$909,000
 Valuated PPSF: \$878

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: 143
 Number of active listings for rent: 11
 Number of active listings for sale: 13
 Building inventory for sale: 9%
 Number of sales over the last 12 months: 6
 Number of sales over the last 6 months: 2
 Number of sales over the last 3 months: 0

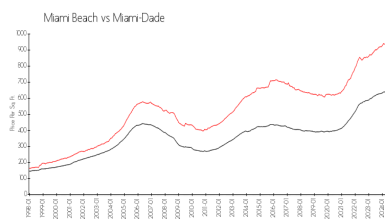
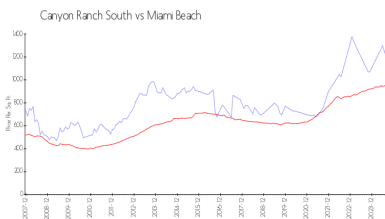
Building Association Information

Ranch Canyon
 6799 Collins Ave, Miami Beach, FL 33141
 (786) 220-7093

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
1505	1,500 sq ft	Jul 2024	\$1,800,000	\$1,200
LP#2	3,041 sq ft	Jun 2024	\$3,750,000	\$1,233
705	1,420 sq ft	May 2024	\$1,250,000	\$880
PH04	1,105 sq ft	May 2024	\$1,750,000	\$1,584
902	1,387 sq ft	Apr 2024	\$1,875,000	\$1,352
1404	1,084 sq ft	Apr 2024	\$1,695,000	\$1,564

Market Information



Canyon Ranch South:	\$1150/sq. ft.	Miami Beach:	\$951/sq. ft.
Miami Beach:	\$951/sq. ft.	Miami-Dade:	\$694/sq. ft.

Inventory for Sale

Canyon Ranch South: 9%
 Miami Beach: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

Canyon Ranch South: 83 days



Miami Beach
Miami-Dade

102 days
86 days