

Unit 903 - 401 Blu

903 - 401 69 St, Miami Beach, FL, Miami-Dade 33141

Unit Information

MLS Number: A11647487
 Status: Active
 Size: 594 Sq ft.
 Bedrooms:
 Full Bathrooms: 1
 Half Bathrooms:
 Parking Spaces: 1 Space, Assigned Parking
 View:
 List Price: \$265,000
 List PPSF: \$446
 Valuated Price: \$251,000
 Valuated PPSF: \$423

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: 206
 Number of active listings for rent: 3
 Number of active listings for sale: 7
 Building inventory for sale: 3%
 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

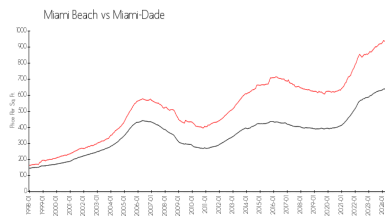
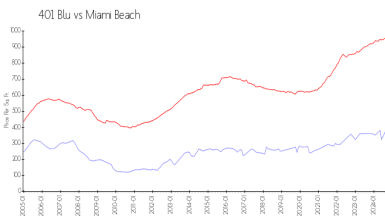
Building Association Information

401 Blu of North Beach Condominium 401 69th St, Miami Beach, FL 33141
 (305) 865-4823

Recent Sales

| Unit # | Size | Closing Date | Sale Price | PPSF |
|--------|-------------|--------------|------------|-------|
| 712 | 1,287 sq ft | Jun 2024 | \$420,000 | \$326 |
| 609 | 922 sq ft | May 2024 | \$302,000 | \$328 |
| 212 | 1,287 sq ft | May 2024 | \$515,000 | \$400 |
| PH-110 | 1,287 sq ft | Feb 2024 | \$495,000 | \$385 |
| PH-100 | 1,287 sq ft | Feb 2024 | \$500,000 | \$389 |
| 200 | 1,287 sq ft | Feb 2024 | \$400,000 | \$311 |

Market Information



401 Blu: \$384/sq. ft. Miami Beach: \$951/sq. ft.
 Miami Beach: \$951/sq. ft. Miami-Dade: \$694/sq. ft.

Inventory for Sale

401 Blu: 3%
 Miami Beach: 5%
 Miami-Dade: 4%

Avg. Time to Close Over Last 12 Months

401 Blu: 46 days
 Miami Beach: 102 days
 Miami-Dade: 86 days

