

# Unit 120 - Townhomes at Sunset Harbour

120 - 1413 Sunset Harbour Dr, Miami Beach, FL, Miami-Dade 33139

## Unit Information

MLS Number: A11648967  
 Status: Active  
 Size: 2,420 Sq ft.  
 Bedrooms: 3  
 Full Bathrooms: 3  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces  
 View:  
 List Price: \$3,077,000  
 List PPSF: \$1,271  
 Valuated Price: \$2,276,000  
 Valuated PPSF: \$940

*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.*

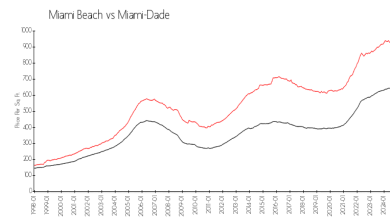
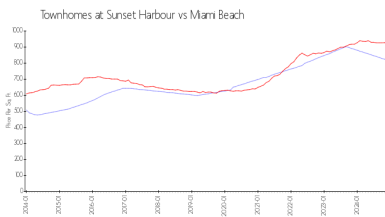
## Building Information

Number of units: 50  
 Number of active listings for rent: 0  
 Number of active listings for sale: 5  
 Building inventory for sale: 10%  
 Number of sales over the last 12 months: 1  
 Number of sales over the last 6 months: 0  
 Number of sales over the last 3 months: 0

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
108	2,420 sq ft	May 2024	\$2,525,000	\$1,043

## Market Information



Townhomes at Sunset Harbour:	\$816/sq. ft.	Miami Beach:	\$939/sq. ft.
Miami Beach:	\$939/sq. ft.	Miami-Dade:	\$688/sq. ft.

## Inventory for Sale

Townhomes at Sunset Harbour	10%
Miami Beach	5%
Miami-Dade	5%

## Avg. Time to Close Over Last 12 Months

Townhomes at Sunset Harbour	54 days
Miami Beach	104 days
Miami-Dade	91 days

