

Unit 1704-S - Axis South Tower

1704-S - 79 SW 12 St, Miami, FL, Miami-Dade 33131

Unit Information

MLS Number:	A11651955
Status:	Closed
Size:	1,013 Sq ft.
Bedrooms:	2
Full Bathrooms:	2
Half Bathrooms:	0
Parking Spaces:	1 Space
View:	
List Price:	\$615,000
List PPSF:	\$607
Valuated Price:	\$512,000
Valuated PPSF:	\$505

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:	352
Number of active listings for rent:	21
Number of active listings for sale:	14
Building inventory for sale:	3%
Number of sales over the last 12 months:	11
Number of sales over the last 6 months:	6
Number of sales over the last 3 months:	3

Building Association Information

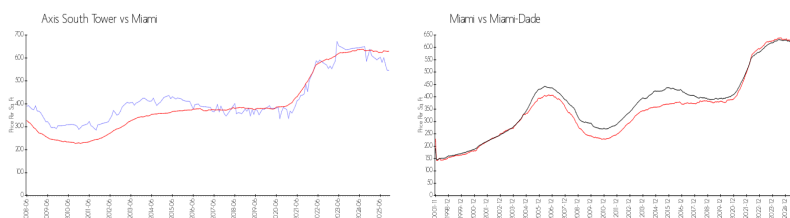
The Axis On Brickell Condominium Association, Inc
305-373-3360

<https://www.axisbrickell.com>

Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
3211-S	705 sq ft	Dec 2025	\$410,000	\$582
4008S	707 sq ft	Dec 2025	\$445,000	\$629
3812S	1,108 sq ft	Oct 2025	\$685,000	\$618
2011-S	705 sq ft	Sep 2025	\$400,000	\$567
2001-S	1,099 sq ft	Aug 2025	\$624,999	\$569

Market Information



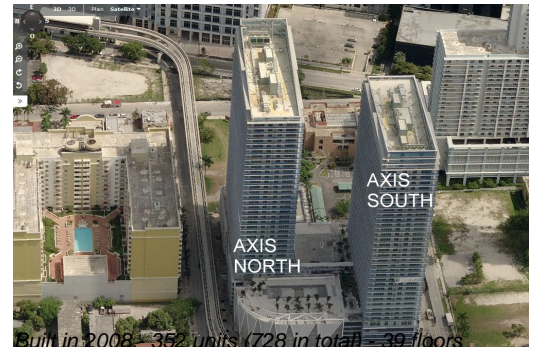
Axis South Tower:	\$545/sq. ft.	Miami:	\$629/sq. ft.
Miami:	\$629/sq. ft.	Miami-Dade:	\$668/sq. ft.

Inventory for Sale

Axis South Tower	4%
Miami	5%
Miami-Dade	4%

Avg. Time to Close Over Last 12 Months

Axis South Tower	61 days
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Miami
Miami-Dade

70 days
77 days