

# Unit 1102 - Courvoisier Courts

1102 - 701 Brickell Key Dr, Miami, FL, Miami-Dade 33131

## Unit Information

MLS Number: A11653409  
 Status: Active  
 Size: 1,305 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: 2 Or More Spaces,Assigned Parking,Covered Parking  
 View:  
 List Price: \$912,000  
 List PPSF: \$699  
 Valuated Price: \$800,000  
 Valuated PPSF: \$613

*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: 271  
 Number of active listings for rent: 12  
 Number of active listings for sale: 11  
 Building inventory for sale: 4%  
 Number of sales over the last 12 months: 8  
 Number of sales over the last 6 months: 3  
 Number of sales over the last 3 months: 1

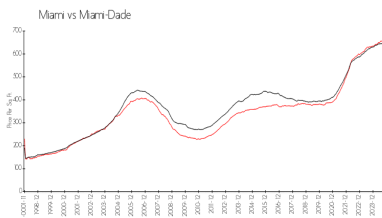
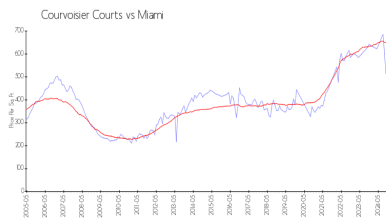
## Building Association Information

Courvoisier Courts condo Association  
 (305) 374-6966

## Recent Sales

Unit #	Size	Closing Date	Sale Price	PPSF
LPH-02	1,573 sq ft	Dec 2024	\$1,199,000	\$762
PH-02	1,573 sq ft	Oct 2024	\$1,040,000	\$661
1206	1,288 sq ft	Aug 2024	\$775,000	\$602
1707	992 sq ft	Apr 2024	\$515,000	\$519
1508	806 sq ft	Apr 2024	\$495,000	\$614
1911	1,267 sq ft	Apr 2024	\$745,000	\$588

## Market Information



Courvoisier Courts: \$638/sq. ft.      Miami: \$895/sq. ft.  
 Miami: \$895/sq. ft.      Miami-Dade: \$688/sq. ft.

## Inventory for Sale

Courvoisier Courts: 4%  
 Miami: 5%  
 Miami-Dade: 5%

## Avg. Time to Close Over Last 12 Months

Courvoisier Courts: 66 days  
 Miami: 92 days



