

# Unit 14-M - 5600 Collins

14-M - 5600 Collins Av, Miami Beach, FL, Miami-Dade 33140

## Unit Information

MLS Number: A11653944  
 Status: Active  
 Size: 1,190 Sq ft.  
 Bedrooms: 2  
 Full Bathrooms: 2  
 Half Bathrooms:  
 Parking Spaces: Valet Parking  
 View:  
 List Price: \$749,000  
 List PPSF: \$629  
 Valuated Price: \$711,000  
 Valuated PPSF: \$597

*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: 286  
 Number of active listings for rent: 15  
 Number of active listings for sale: 17  
 Building inventory for sale: 5%  
 Number of sales over the last 12 months: 11  
 Number of sales over the last 6 months: 2  
 Number of sales over the last 3 months: 1

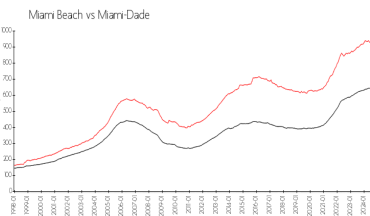
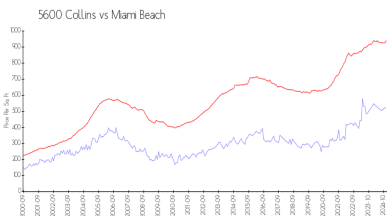
## Building Association Information

5600 Condominium Association, Inc  
 305-865-7820 Ext 29  
 5600condomanager@bellsouth.net

## Recent Sales

| Unit # | Size        | Closing Date | Sale Price | PPSF  |
|--------|-------------|--------------|------------|-------|
| 16W    | 1,190 sq ft | Jan 2025     | \$465,000  | \$391 |
| 7A     | 930 sq ft   | Aug 2024     | \$360,000  | \$387 |
| 4S     | 1,660 sq ft | Jun 2024     | \$720,000  | \$434 |
| 15D    | 1,190 sq ft | Jun 2024     | \$530,000  | \$445 |
| 10K    | 1,190 sq ft | Jun 2024     | \$557,750  | \$469 |

## Market Information



5600 Collins: \$523/sq. ft.      Miami Beach: \$939/sq. ft.  
 Miami Beach: \$939/sq. ft.      Miami-Dade: \$688/sq. ft.

## Inventory for Sale

5600 Collins: 6%  
 Miami Beach: 5%  
 Miami-Dade: 5%

## Avg. Time to Close Over Last 12 Months

5600 Collins: 79 days  
 Miami Beach: 103 days  
 Miami-Dade: 90 days

